

To Let

Prime Retail Property  
14 North Earl Street  
Dublin 1



- Ground Floor, First Floor and Basement.
- Excellent corner pitch with dual frontage.
- Substantial passing trade.
- Available immediately on flexible lease terms.
- Suit a variety of retail users.

**Accommodation**

Ground Floor Retail Area	69.12 sq.m
Basement Stores	61.50 sq.m
First Floor	54.16 sq.m

**Total Area** **184.78 sq.m**

**Rent**

On application

Douglas Newman Good Commercial Property for themselves and for the vendors or lessors of this property whose Agents they are, give notice that: (i) The particulars are set out as a general outline for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract. (ii) All descriptions, dimensions, references to conditions and necessary permission for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person in the employment of Douglas Newman Good Commercial Property has any authority to make or give any representation or warranty whatsoever in relation to this property.