

18B *Park West*

parkwest.ie

Fully-Fitted Office Space
14,710ft² (1,367m²)
Floors from 6,830ft² (635m²)

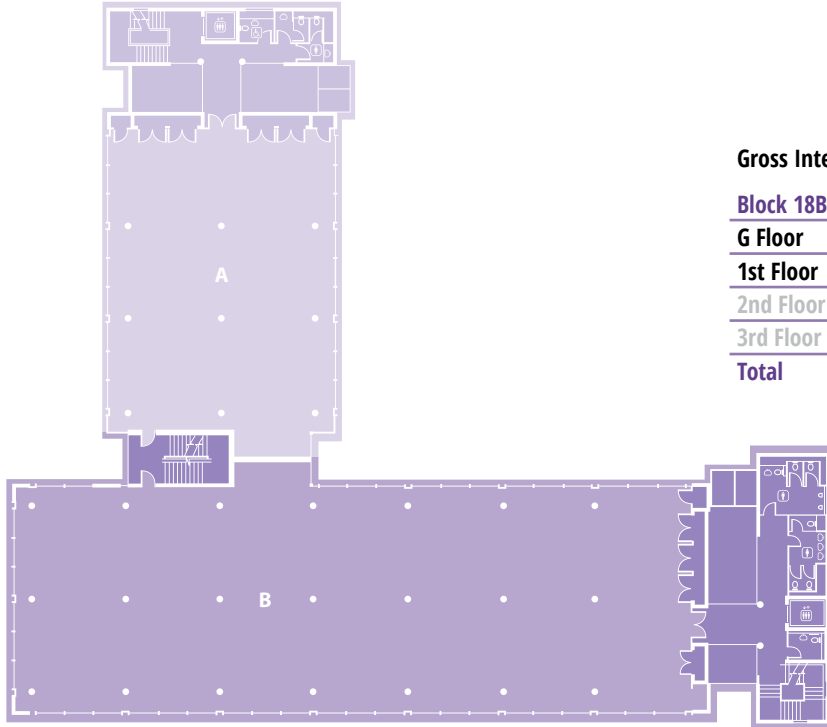

park
west
Business Park



▶ ONLY 20 MINUTES TO DUBLIN AIRPORT AND 20 MINUTES TO CITY CENTRE AND GRAND CANAL DOCK BY ON-SITE TRAIN.

BER C2

18B Park West



Gross Internal floor area

Block 18B		m ²	ft ²
G Floor	Available	635	6,830
1st Floor	Available	732	7,880
2nd Floor	Allianz	679	7,307
3rd Floor	Allianz	679	7,307
Total		1,367	14,710

Accommodation

From 6,830ft² (635m²) to 14,710ft² (1,367m²)

Specification

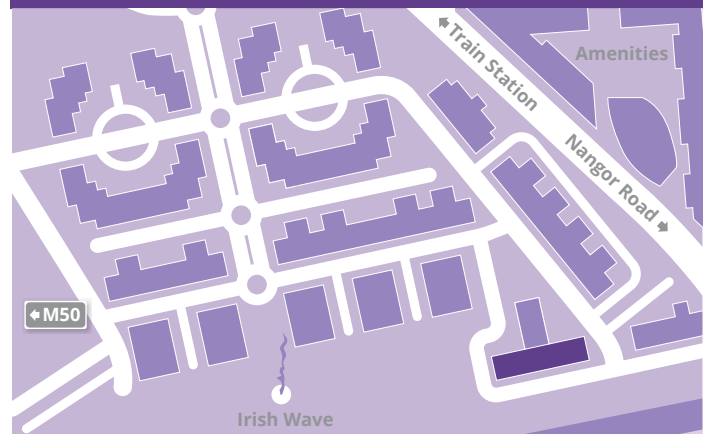
- Fully-fitted turn key office space
- Raised access floors (floor voids 100mm)
- Suspended ceilings (ceiling voids 350mm clear)
- Usable floor-to-ceiling height 2.7m (9ft)
- Entrance foyer floor-to-ceiling height 6.325m (21ft)
- Category 2 lighting
- VRV air-conditioning
- Multi-duct telecoms
- 8-person passenger lifts
- Ample car parking

BER Details

- BER C2
- BER No.800744666
- Energy Performance Indicator: 212.26 kWh/m²/yr

Transport

Located by M50/N7 only 20 minutes to Dublin Airport and 20minutes to City Centre and Grand Canal Dock by on-site train. Additional connections with Luas Red Line and Dublin Bus.



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