

# 73 *The Plaza*

parkwest.ie

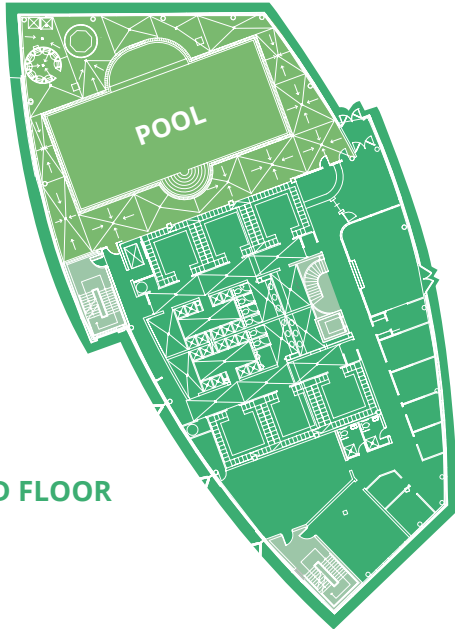
Fully-Fitted Leisure Space  
25,000ft<sup>2</sup> (2,322m<sup>2</sup>)

 park  
west  
Business Park

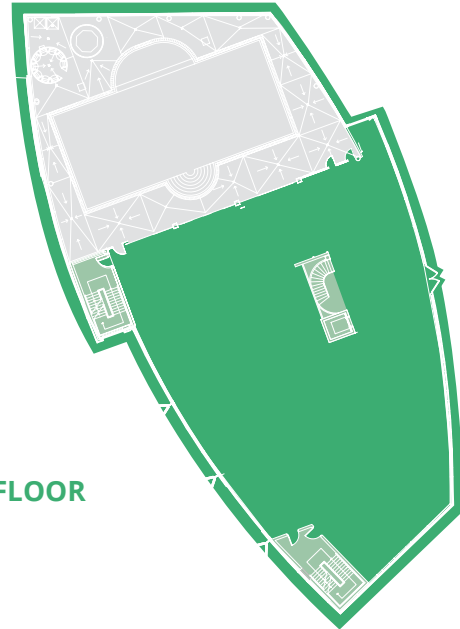


▶ ONLY 20 MINUTES TO DUBLIN AIRPORT AND 20 MINUTES TO CITY CENTRE AND GRAND CANAL DOCK BY ON-SITE TRAIN.

# 73 The Plaza



**GROUND FLOOR**



**FIRST FLOOR**

**Gross Internal floor area**

Block 73	m <sup>2</sup>	ft <sup>2</sup>
Entire	2,322	25,000

**BER Details**

TBC

**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.

**Accommodation**

25,000 Sq. Ft. (2,322 Sq. M.) over two floors.

**Specification**

- Fully-fitted turn key leisure 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 lift
- Own door entrance
- Reception area
- Spacious open plan area
- Multiple studio and office rooms
- Swimming pool, sauna & steam room
- Changing room facilities
- Ample car parking



harcourtdevelopments.com  
T: 01 475 3928



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