

COMPLETING MAY 2022



**TO LET**

**New Build Retail Units, Kingsway Arcade, Monaghan Street, Newry**

Exceptional High Specification New Build Retail in Newry City Centre

**Bradley**<sup>^</sup>

## Description

We are delighted to present two new build High Specification Retail Units, currently under construction in the very heart of Newry's City Centre.

## Specification

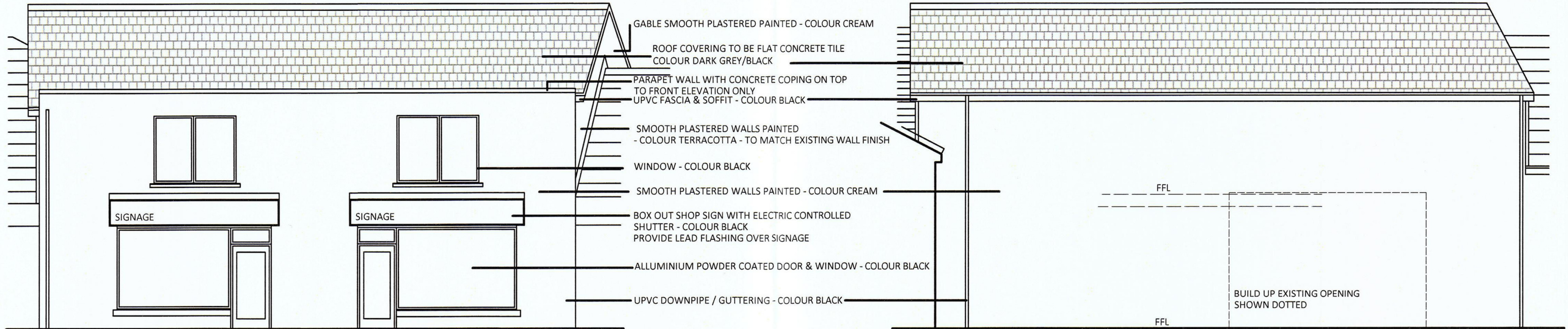
### Unit 1:

- Ground Floor extending to 816 Sqft
- First Floor extending to 816 Sqft
- Suspended ceilings with energy efficient mounted LED lighting
- Disability compliant W.C
- Glazed shopfront and pedestrian door
- Stair to first floor

### Unit 2:

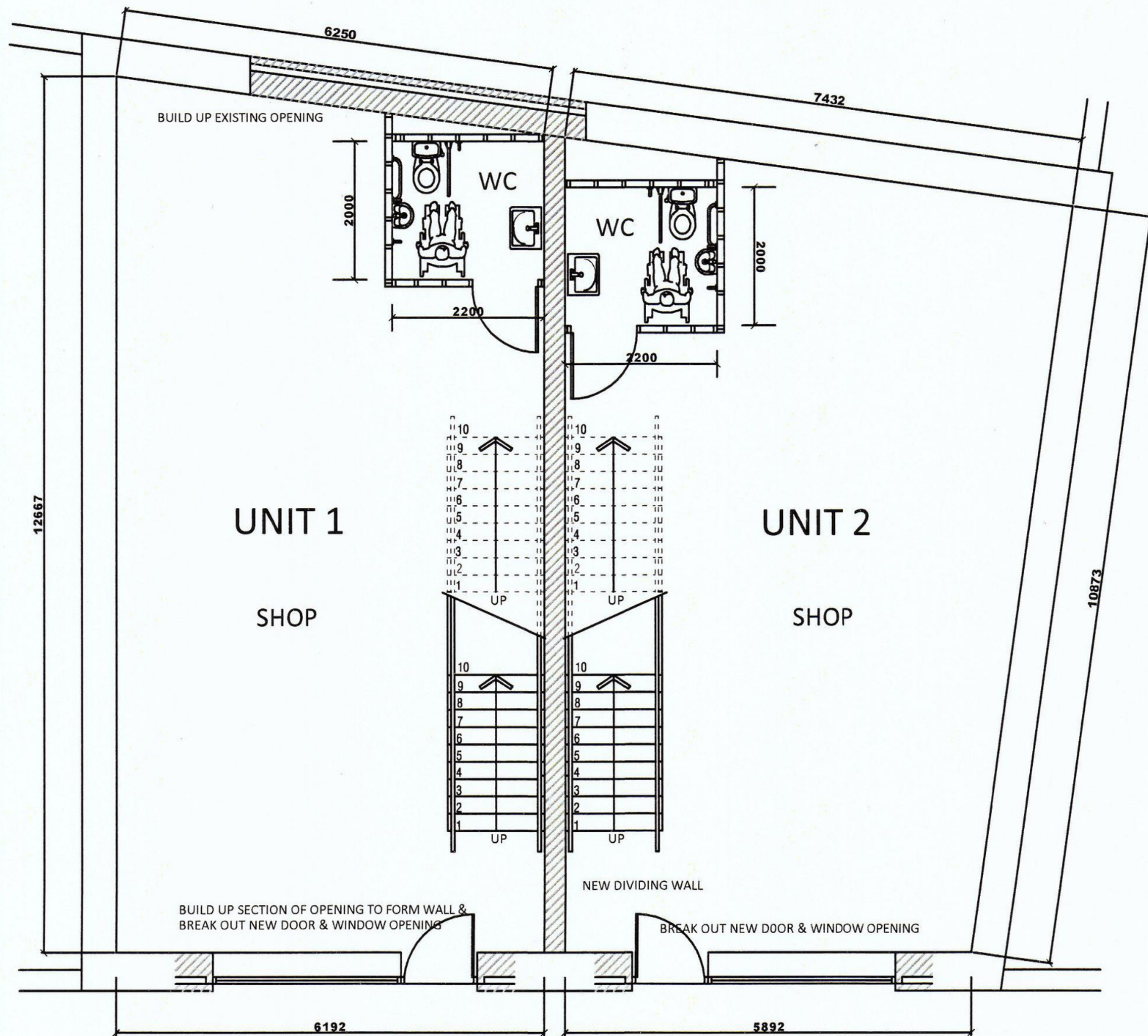
- Ground Floor extending to 810 Sqft
- First Floor extending to 810 Sqft
- Suspended ceilings with energy efficient mounted LED lighting
- Disability compliant W.C
- Glazed shopfront and pedestrian door
- Stair to first floor



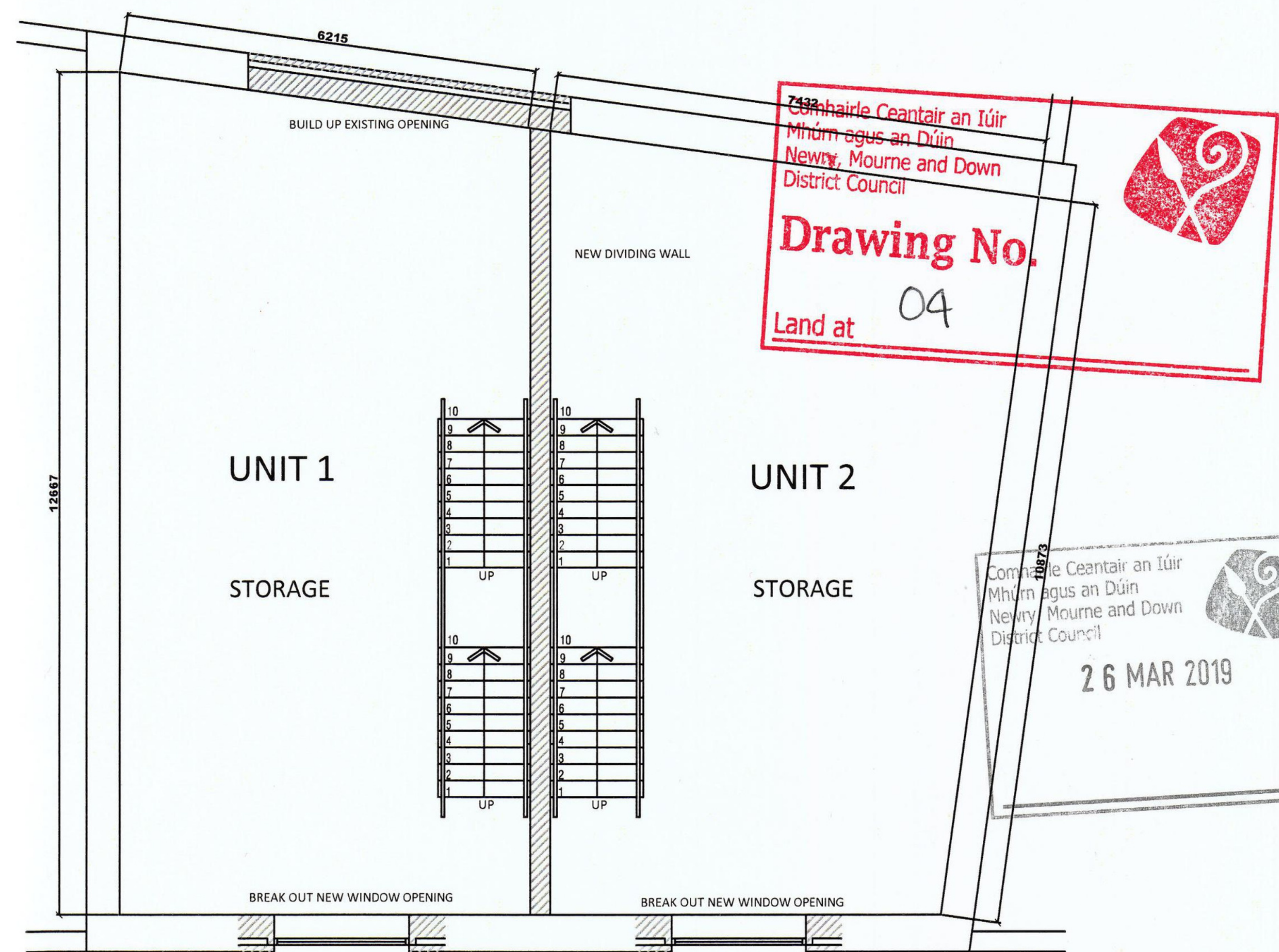


PROPOSED FRONT ELEVATION

PROPOSED REAR ELEVATION



PROPOSED GROUND FLOOR PLAN



PROPOSED FIRST FLOOR PLAN

7432  
 Comhairle Ceantair an Iúir  
 Mhúir agus an Dúin  
 Newry, Mourne and Down  
 District Council  
**Drawing No.**  
 Land at 04

10873  
 Comhairle Ceantair an Iúir  
 Mhúir agus an Dúin  
 Newry, Mourne and Down  
 District Council  
 26 MAR 2019

REVISION	C	REVISED ROOF & WALL FINISH, PARAPET ADDED TO FRONT
REVISION	A	UNIT 2 - ENTRANCE DOOR REVISED ON ELEVATIONS
CLIENT	MR P KING	
PROJECT	PROPOSED ALTERATIONS TO EXISTING TYRE CENTRE TO FORM 2NO SHOP UNITS AT UNIT 7 No. 12 MONAGHAN ST NEWRY CO. DOWN	
TITLE	PROPOSED PLANS & ELEVATIONS	
SCALE	DATE	
1/50	AUGUST 2018	
JOB NO.	DRAWING NO.	
18/36	18/36/104B	





Newry occupies a strategic location between Belfast and Dublin, c. 37 miles south west of Belfast. The City has the benefit of excellent communication links due to its location on the main A1 Dual Carriageway which serves as the key link between Dublin and Belfast. The subject property is situated just off Monaghan Street, along Kingsway Arcade and at the entrance to the Old Creamery Centre. This part of the city has been synonymous with commerce for over 200 years and is increasingly becoming the destination of choice for retail and food operators. Currently the Creamery Quarter is home to Dunnes Stores, TK Maxx, The Canal Court Hotel and a wide range of service and retail based businesses. This enviable location offers ease of access to a variety of nearby car parks, as well as the major road networks such as the M1 & M2.



## Rent

Unit 1 (1630 Sqft): £POA

Unit 2 (1620 Sqft): £POA

## Term

Negotiable

## VAT

The property is not elected for VAT.

## Further Information

Garrett O'Hare, Managing Director

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*We get there together.*

