

# REA

# Eoin Dillon



**MEAT PROCESSING FACILITY**  
G.I.A. 357.44m<sup>2</sup> (3,847 sq. ft.)

## TO LET

Shannon Street  
Borrisokane  
County Tipperary  
E45 A620

RENT: €2,600 PER MONTH



## DESCRIPTION

### TO LET

Industrial unit measuring 357.44 sq. m (3,847 sq.ft.) fitted for meat processing (Food Spec) with 4 number cold storage rooms, Dry stores, offices, staff canteen, toilets and shower.

Option of adjoining retail unit (48.1 sq.m.) plus cold store 4.28 sq. m.

#### Conditions to be noted:

The terms set out herein are by way of partial summary. Intending purchasers should obtain a copy of the Conditions of Sale where the matters are dealt with comprehensively. Particulars and Conditions of sale are available from the Agents and the Solicitors with carriage of sale. REA Dillon for themselves and for the vendors whose agents they are, give notice that: 1) The particulars are set out in this Brochure and Schedule as a general outline for the guidance of intending purchasers and do not constitute part of an offer or contract. 2) All descriptions, dimensions, references to condition and necessary permissions for the use and occupation and other details are given in good faith and are believed to be correct but any intending purchasers 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. 3) No person in the employment of REA Dillon has any authority to make representations or warranty whatsoever in relation to this property. All prices quoted are exclusive of VAT

## FEATURES

- Food specification facility
- Optional retail unit
- Two dock levellers
- Ample car parking and turning space
- Rates for 2023: €2230

## VIEWING

By Appointment only:

Negotiator: Eoin Dillon

42 Kenyon St. Nenagh, Co. Tipperary

T: 067 33468

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