

## For Lease

**20 Fair Street,  
Drogheda,  
Co. Louth.**



This property offers a rare opportunity to Lease a property located right in the hearth of the business area of the Town.

Drogheda is situated in the developing northeastern corridor between Dublin (50 Kilometres) and Belfast (100kilometers). The town is experiencing unprecedented development, particularly in the retail sector. Drogheda has a population in excess of 30,000 and the population is expected to grow to 75,000 by the year 2020, per the N.S.S plan.

## **For Lease**

1<sup>st</sup> Floor of 20 Fair Street close to the centre of Drogheda Town. The town has undergone extensive rejuvenation over the past few years and the opening of the motorway has helped recreate the “village atmosphere” of the town

### **The property:**

Sq Meters

Total area

53 S.M. (575 S.F.)

The unit is of a high standard set out in two rooms measuring 19.5 square meters (210 sq ft) whilst the second room contains 33.85 square meters (365 sq ft). The toilet facilities are on the first floor return. The property is close to a large car park (Bolton Square car park)

### **Services:**

The mains services supplied and connected to the property water, sewerage and electricity.

### **Lease:**

The proposed lease period is 4 years 9 months

### **Price:**

Guideline price €10,000, p.a.