

**2nd Floor (Front), 20 South Mall, Cork. T12 EW7Y**

FOR IDENTIFICATION PURPOSES ONLY

**021 427 77 17**[www.cdacork.com](http://www.cdacork.com)

- > 2nd Floor Office suite, 20 South Mall, Cork
- > Available to let immediately
- > Located in the heart of Cork City Centre in a prestigious location fronting South Mall adjacent to the junction with Fr Mathew Street.
- > Offices suite extends to 455 sq.ft
- > Bright spacious office with impressive floor to ceiling height.
- > Additional occupiers include; Trading Places, William Bradley & Co Accountants, Dunne Auctioneers and Cook Architects.

**Viewings Strictly By Appointment With Sole Letting Agent****TO LET**

**Location:**

This office, situated on the South Mall, lies at the heart of Cork City Centre. The South Mall is one of Cork's most established commercial areas with a large number of national and international professional service providers located in the vicinity. 20 South Mall offers accommodation at second floor level.

**Accommodation:**

Floor	Description	Sq Ft	Sq M
2nd (Front)	2 X Private Offices - Separate toilet	455	42.3
<b>Total NIA</b>	<b>(approx.)</b>	<b>455</b>	<b>42.3</b>

**Rent:**

On application.

**Rates:**

Approximately €1,620 (2022) Front Suite.

**Service Charge:**

Approximately €1,560 (2022) Front.

**Lease Terms:**

Flexible.

**Contact:**

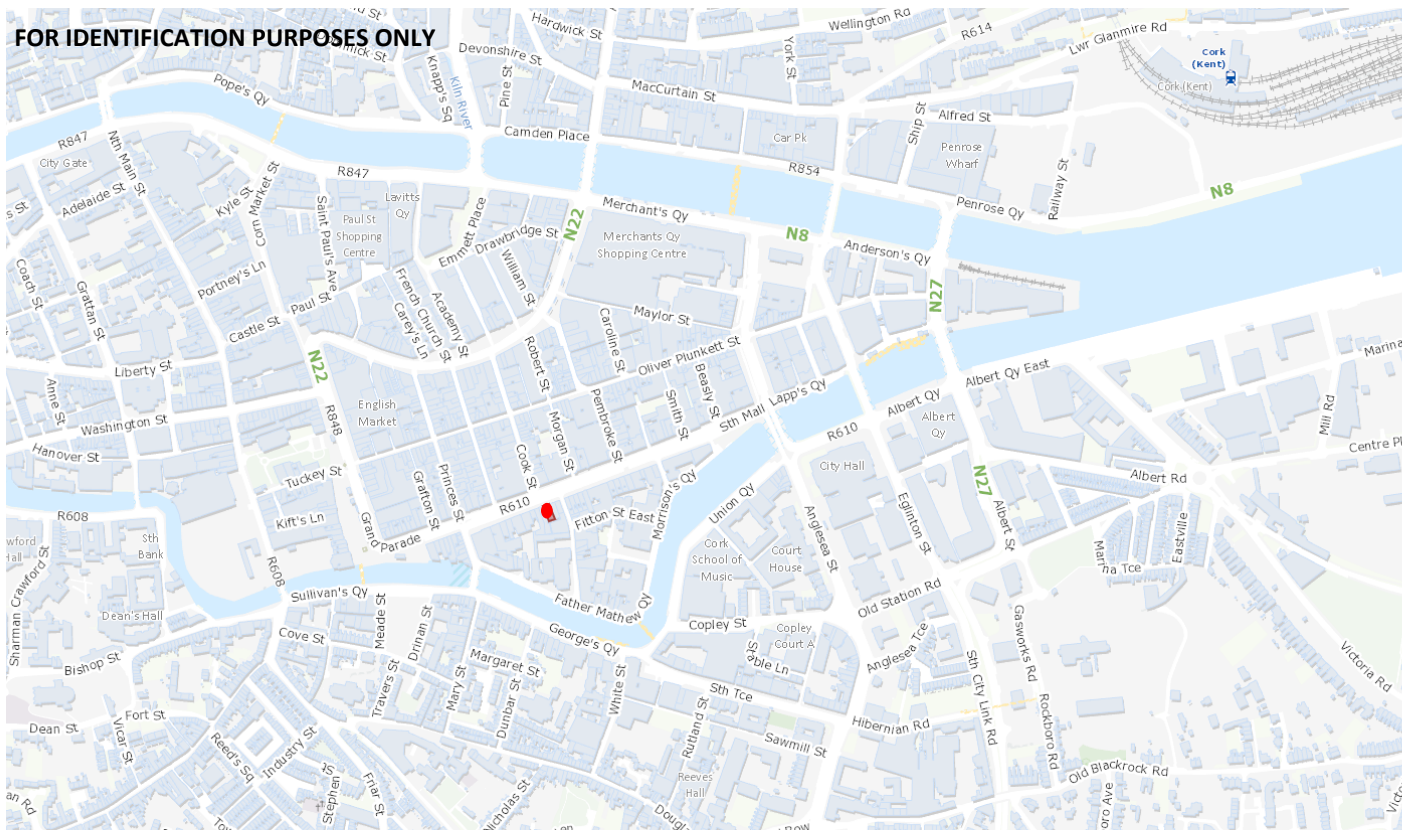
**Rob Coughlan**

Phone: 086-3264320

Email: rcoughlan@cohalandowning.ie

**Viewings:**

Strictly By Prior Appointment



Messrs. Cohalan Downing, for themselves and for the vendors of this property whose agents they are, give notice that:

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