

## For Lease

Donore Industrial Estate,  
Drogheda,  
Co. Louth.



### Description:

The subject property comprises of an industrial warehouse of 185.8 sq.m/2,000sq.ft useable floor space. It is situated in the much sought after Donore Industrial Estate, minutes from the M1 motorway and Drogheda town centre. This Industrial Estate has been refurbished to industrial warehousing, housing many names such as Irish Flavours & Fragrances (IFF), Wesco, Dublin Providers Limited (DPL).

**Location:**

Drogheda is situated in the rapidly developing northeastern corridor between Dublin and Belfast and is experiencing unprecedented development particularly in the retail sector.

The Town has a population in excess of 30,000 people and there are 230,000 people within a 30-minute drive of the Town. Drogheda has benefited greatly from the improvements in infrastructure such as the M1 and there are further improvements proposed in this area.

**Services:**

All services are provided to the unit including 3-phase electricity.

**Title:****Zoning:**

It is zoned "Employment Generating Zone": To provide for the Development Of Business And Employment Generating Business Activity, which is primarily Manufacturing, Service Orientated and whose Retail Output is Ancillary to the primary use in The Drogheda Borough Council Development Plan 2005-2011.

**Directions:**

Go from Drogheda out the Duleek Road, turn right off this road at the Donore Industrial Estate (D.P.L. Hardware Store), continue on this road till you come to Pentony Motors, the unit is located to the left of Pentony Motors.

**Price:**

The guide price is €10 per sq.ft.

**Other:****Please note;**

Receipt of these particulars implies an obligation to conduct all negotiations through this agency. The contents shall not be construed to form the basis of any contract. Whilst every care is taken in their preparation the agency will not hold it responsible for any inaccuracies contained therein.

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