



CORK BUSINESS
& TECHNOLOGY
BUSINESS PARK

MODEL FARM ROAD | CORK

TO LET

8

CORK BUSINESS & TECHNOLOGY BUSINESS PARK

MODEL FARM ROAD | CORK



HIGH PROFILE OFFICE BUILDING IN CORK'S PREMIER TECHNOLOGY PARK



24,755 SQ FT OF MODERN OFFICE SPACE TO LET



OPEN PLAN ACCOMMODATION, CONFERENCE ROOMS, STAFF BREAK OUT AREAS & LARGE CANTEEN



HIGH SPECIFICATION TELECOMMUNICATIONS CONNECTIVITY



48 PARKING SPACES



EXCELLENT PUBLIC TRANSPORT LINKS



SHOWER AND CHANGING FACILITIES



HEATING AND COOLING AIR CONDITIONING SYSTEM



BER RATING B2



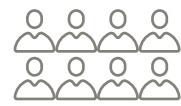
4 EV SPACES



NEW LEASE AVAILABLE



WHY CORK?



POPULATION OF 418,000
IN THE CORK
METROPOLITAN AREA



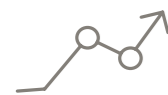
OVER 40,000 PART
AND FULL TIME
3RD LEVEL STUDENTS



HOME TO OVER
150 FDI COMPANIES



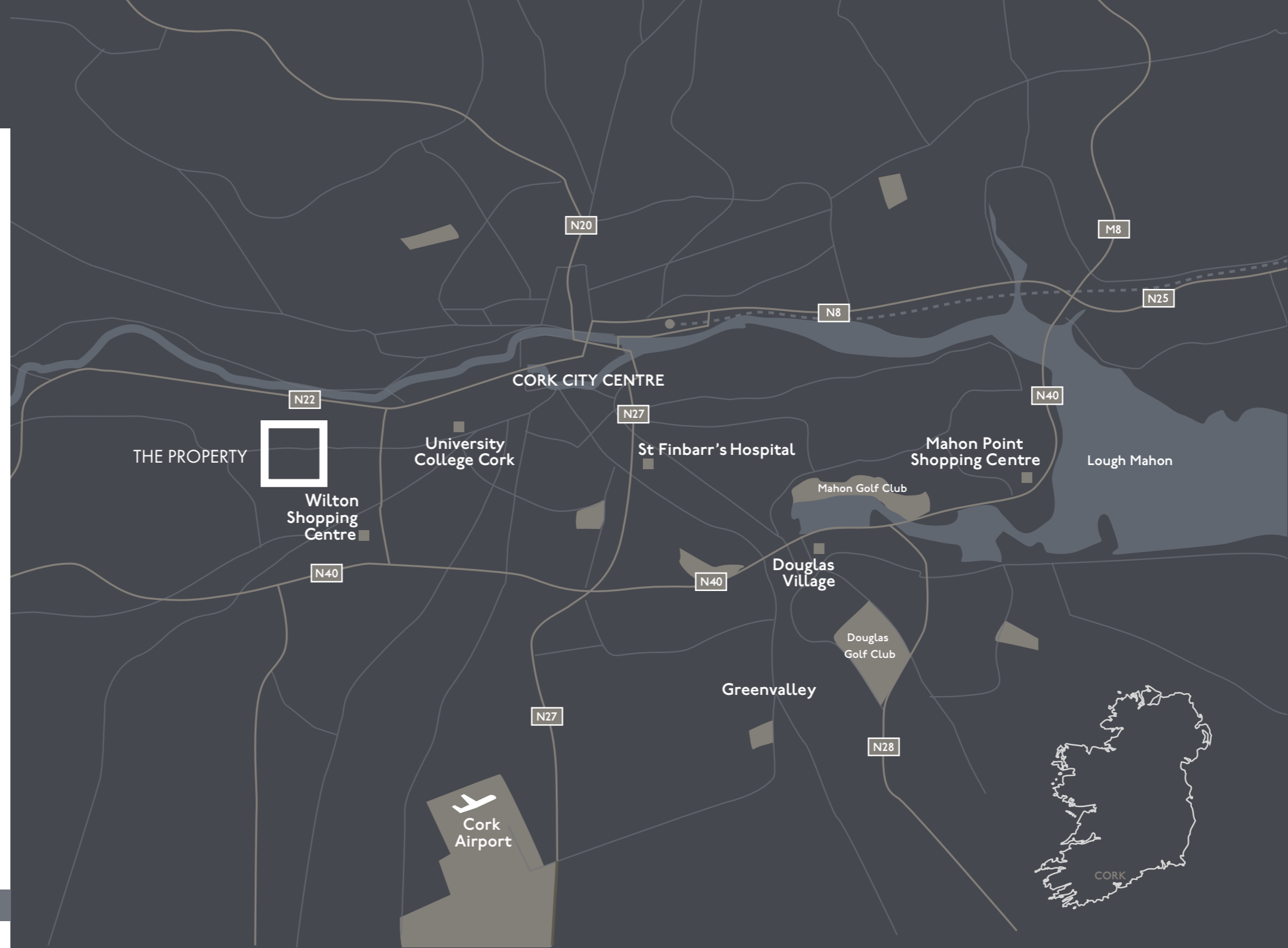
HOME OF THE TOP 10
GLOBAL SOFTWARE, ICT &
PHARMACEUTICAL
COMPANIES LOCATED IN CORK



PROJECTED 50% INCREASE IN
POPULATION OF THE CORK
METROPOLITAN AREA BY 2040



35% OF PEOPLE IN CORK ARE
AGED 20-39 COMPARED TO
28% NATIONALLY



Cork Business and Technology Park, is an established approx. 32 hectare (79 acre) park located on Model Farm Road, on the western outskirts of Cork city centre. Some of the high profile occupiers within the park include Boston Scientific, HSE, Alcon, Abtran and Pilz. The location is close to the Cork Institute of Technology and Rubicon Centre and has excellent public transport links to the city centre. University College Cork is situated approx. 1.5 km to the east



Driving Times

5 Minutes
Wilton Shopping Centre

10 Minutes
City Centre
Ballincollig

15 Minutes
Cork Airport

SCHEDULE OF ACCOMMODATION

Floor	Gross Sq.M.	Gross Sq.Ft
Ground	2,082.7	22,418
First	217.1	2,337
Total	2,299.8	24,755

🚗 48 car spaces with this property

BER B2





CORK BUSINESS & TECHNOLOGY BUSINESS PARK

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FLOOR PLANS

Available on request.

RENT

On Application

LEASE

New lease available.

BER

BER: B2 BER No.: 800466625 EPI: 280.55 kWh/m²/yr

VIEWING

Strictly by appointment through the sole letting agent Lisney

For Further Information

Margaret Kelleher

Tel 021 427 5079 **Email** mkelleher@lisney.com

David McCarthy

Tel 021 427 5079 **Email** dmccarthy@lisney.com



Any intending purchaser(s) shall accept that no statement, description or measurement contained in any newspaper, brochure, magazine, advertisement, handout, website or any other document or publication, published by the vendor or by Lisney, as the vendor's agent, in respect of the premises shall constitute a representation inducing the purchaser(s) to enter into any contract for sale, or any warranty forming part of any such contract for sale. Any such statement, description or measurement, whether in writing or in oral form, given by the vendor, or by Lisney as the vendor's agent, are for illustration purposes only and are not to be taken as matters of fact and do not form part of any contract. Any intending purchaser(s) shall satisfy themselves by inspection, survey or otherwise as to the correctness of same. No omission, misstatement, misdescription, incorrect measurement or error of any description, whether given orally or in any written form by the vendor or by Lisney as the vendor's agent, shall give rise to any claim for compensation against the vendor or against Lisney, nor any right whatsoever of rescission or otherwise of the proposed contract for sale. Any intending purchaser(s) are deemed to fully satisfy themselves in relation to all such matters. These materials are issued on the strict understanding that all negotiations will be conducted through Lisney. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only. Lisney PSRA No. 001848.