

SUITE 101 | Q HOUSE

Furze Road, Sandyford Business Park, Dublin 18

FOR SALE

FEATURES & FACILITIES

- For sale with vacant possession
- Fully fitted office suite
- Open plan office space
- Eight person boardroom & two private offices
- Manned reception
- 5-minute walk to the Green Line Luas
- Highly accessible Sandyford Business Park location

DESCRIPTION

Suite 101 offers a fully fitted and furnished office suite designed to accommodate immediate occupation. The accommodation comprises of an eight-person boardroom, two private offices, open-plan workspace, tea station, storage cupboard, comms cabinet and dedicated WC facilities.

The office specification includes raised access floors with floor boxes wired for power and CAT 6 cabling, suspended ceilings with LED lighting and air conditioning throughout. The building is exceptionally well maintained and professionally managed, providing occupiers with a high-quality working environment.

Occupiers also benefit from two secure car parking, bicycle storage and shower facilities.

ACCOMMODATION

1,755 sq ft | 163.04 sq m (GIA)















LOCATION

Q House located on Furze Road in Sandyford Business Park, is one of Dublin's most established and sought-after suburban business districts. The property is situated adjacent to Beacon Court and within walking distance of Beacon South Quarter, offering a wide range of amenities including cafés, restaurants, retail services, gyms and childcare facilities.

The location benefits from excellent connectivity. The Green Line Luas is approximately a five-minute walk away, providing direct access to Dublin City Centre, while the nearby M50 (Junction 13) and N11 offer convenient access to Dublin Airport and the wider national road network. Numerous Dublin Bus services and an Aircoach route also serve the area, ensuring easy access.



FURTHER INFORMATION - Viewing is strictly by arranged appointment only.

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