

# Ilac Centre

To let

on behalf of



Unit 62 Parnell Mall, Ilac Centre, Henry St, North  
City Dublin 1, D01 KX95



Passing Rent  
**€250,000 pa**



Size  
**10,056 sq. ft.**



Prominent location  
**Ilac Centre**



Planning  
**City Centre**



Parking  
**Over 1,000 Paid Parking  
Spaces**

## Get more information

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Unit 62 Parnell Mall, Ilac  
Centre, Henry St, North  
City Dublin 1, D01 KX95

## Retail Premises to Let

### Location

The Ilac Centre is a staple within the Dublin retail market and is located in the heart of Dublin's north inner city. The centre fronts onto both Henry Street and Parnell Street.

The Ilac hosts over 85 stores and was recently refurbished in 2017. With a reported annual footfall of over 17.5 million the retail centre is anchored by **Dunnes Stores and hosts a number of high profile tenants including Boots, Diesel, Dealz, TK Maxx and River Island.**

### Accommodation

The premises are arranged over one floor providing the following approximate floor areas:

Floor	Area (sq. ft.)	Area (sq. m.)
Ground	10,056	934
<b>Total</b>	<b>10,056</b>	<b>934</b>

### Passing Rent

€250,000 pa.

€12.94 per sq. ft. (€139.35 per sq. m.)

### Lease Terms

Available by way of an assignment of the existing lease due to expire on 19/05/2026 with a tenant break at 19/05/2024.

### Planning

The premises falls within the "City Centre" zoning of the Dublin City Development Plan 2022 - 2028.

**Interested parties should carry out their own due diligence in this regard.**

### Commercial Rates

We understand that the property is assessed as follows:

<b>Rateable Value:</b>	<b>€170,900</b>
<b>2023 ARV:</b>	0.273
<b>Rates Payable:</b>	<b>€46,655.70</b>

### Service Charge

€37,665 per annum

### Insurance

€2,173.79

### Legal Costs

Each party is to be responsible for their own legal costs incurred in the transaction.

### VAT

VAT if applicable will be paid for by the tenant.

### BER

The Building Energy Rating (BER) for this property is G. A certificate can be made available

### Website

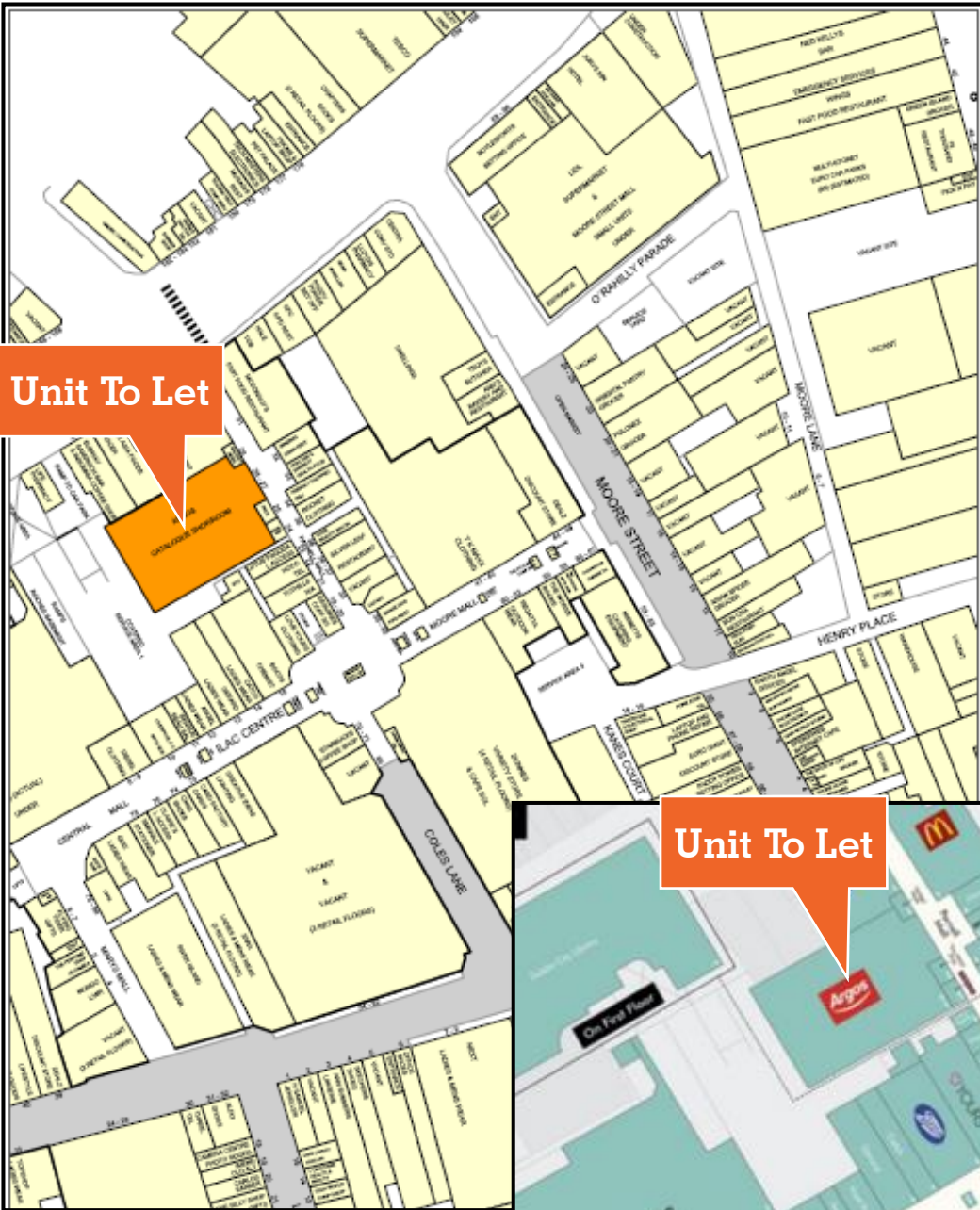
The link below provides access to the new Sainsbury's Property Website which provides full details on all our Argos / Sainsbury's disposals.

[Sainsbury's Properties](#)

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