

RESTAURANT

TO LET

**Bridgewater Shopping Centre,
Arklow,
Co. Wicklow**



- Fantastic restaurant opportunity at Bridgewater Shopping Centre, Arklow
- Average weekly footfall of 60,000
- Prominent corner location overlooking the Avoca River
- Opportunity to trade on one or two levels
- Outdoor quayside seating terrace and balcony
- Retail occupiers include, Dunnes Stores, Next, Oasis, Coast, TK Maxx, New Look, River Island, Zavvi, Argos and many more



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**COLLIERS
JACKSON-STOPS**



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Opened in October 2007, the Bridgewater Shopping Centre comprises a fully enclosed shopping centre of 350,000 sq.ft. The centre is anchored by Dunnes Stores, Next, New Look, TK Maxx, Argos and River Island and boasts over 35 retail stores, 9 screen cineplex, 10 eateries / restaurants, childcare facilities and car parking for over 1,000 cars. The centre has an average weekly footfall in excess of 60,000 persons.

Restaurant Opportunity

Restaurant 3 is in a superb waterfront location, with double height glazing to two elevations, offering spectacular views across the Avoca River to the Sea. The unit has a ground floor area of 205 sq.m and first floor of 178 sq.m and an open air terrace fronting the quayside. Access is available from the quayside and the shopping mall / cinema block. Adjoining restaurant operators include, Eddie Rockets and O'Brien's.

The unit is available immediately and is finished to shell and core condition with all mains services connected.

Lease

The unit is available to let by way of a new 25 year lease.

Accommodation

Description	Sq.m	Sq.ft
Ground Floor	205.6	2,213
First Floor	178.6	1,922
Total	384.2	4,135

Quoting Rent

€120,000 per annum exclusive.

Viewing

Strictly by appointment with joint agents, Colliers Jackson-Stops or Bannan.

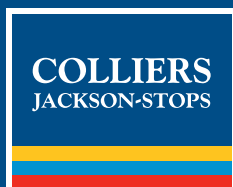
For further details and viewing arrangements contact joint letting agents

Colliers Jackson-Stops

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