


Hillview House, Gilford Road, Sandymount, Dublin 4

summary amenities transport specification



- Hillview House is located in the coastal suburb of Sandymount, Dublin 4
- Two storey, self contained office building extending to 292 sq m (3,144 sq ft)
- Modern, fully fitted and well-maintained offices
- Access via Gilford Road with ample car parking to the front of the building
- 



- Cafés:** Cafe Java, Browne's Deli and Cafe
- Restaurants:** Itsa4, Mario's Restaurant, Dunne & Crescenzi, Indie Spice
- Pubs:** O'Reilly's, Mulligans Bar & Lounge
- Shops:** Mace, Spar, Tesco, Jaz Hair Co.
- Pharmacy:** Sandymount Pharmacy
- Hotels:** Sandymount Hotel
- Banks:** AIB, Bank of Ireland



Bus: [Nearest Dublin Bus Stops \(http://www.dublinbus.ie/en/RTPI/Sources-of-Real-Time-Information/?searchtype=map&searchquery=\(53.328604,-6.20894,383\)\)](http://www.dublinbus.ie/en/RTPI/Sources-of-Real-Time-Information/?searchtype=map&searchquery=(53.328604,-6.20894,383)))

DART: [From Sandymount DART station \(http://www.irishrail.ie/cat_stations_detail.jsp?i=125\)](http://www.irishrail.ie/cat_stations_detail.jsp?i=125)

Parking: [Nearby Parking \(http://www.parkopedia.ie/parking/sandymount_dublin_4/\)](http://www.parkopedia.ie/parking/sandymount_dublin_4/)



- Suspended ceilings with recessed lighting
- Plastered and painted walls
- Perimeter Trunking
- Air Conditioning Units
- Mix of solid and raised access floors
- Canteen facilities
- Toilet and shower facilities
- Existing partitioning in place

Accommodation (GIA)	Sq.m.	Sq.ft.
Ground Floor	146	1,572
First Floor	146	1,572
Total	292	3,144

BER



BER No. 800227340



Tel: +353 (1) 6477900
Katie Williams
kwilliams@bannon.ie

001830-002390



Tel: +353 (1) 6477900
Louise Doherty
ldoherty@bannon.ie

001830-003866