



**Lagan Homes Ireland Ltd**

1st Floor Block 10-4 | Blanchardstown Corporate Park | Dublin | D15 X98N

Excellent opportunity to acquire a purpose built creche in Kill. The premises is located in the new residential development of Hillfort by Lagan Homes which comprises of 151 residential units.

The creche facility offers 315 sq.m single storey with associated car parking externally in addition to an external play area. The property will be completed to shell and core finish internally.

Ideally positioned just off the M1 motorway just a short drive to Dublin in the picturesque village of Kill, on the border between Dublin and Kildare.

- Shell and Core Finish
- Superb External finish of brick and render
- Enclosed Play area
- Double Glazed PVC windows
- BER A2 subject to purchasers fit out
- VAT applicable on purchase
- Price on Application

## Travel times by car

Travel times are approximate and may vary.



Kill



Sallins Train Station

8 MINS



Naas

10 MINS



M50

20 MINS



Red Cow Interchange

15 MINS (OFF PEAK) / 30 MINS (PEAK)



Blessington Lakes

20 MINS



Dublin City Centre

30 MINS (OFF PEAK) / 60 MINS (PEAK)

