

**FOR SALE**

By Private Treaty

# Manufacturing and Ancillary Office Development



Excellent Development Opportunity in a prestigious location, convenient to all amenities.

Development site extends to 0.6829 hector.

Construction of 44,500 sq ft manufacturing facility and office expected to begin in March 2023

## Thinking of Investing in Ireland?

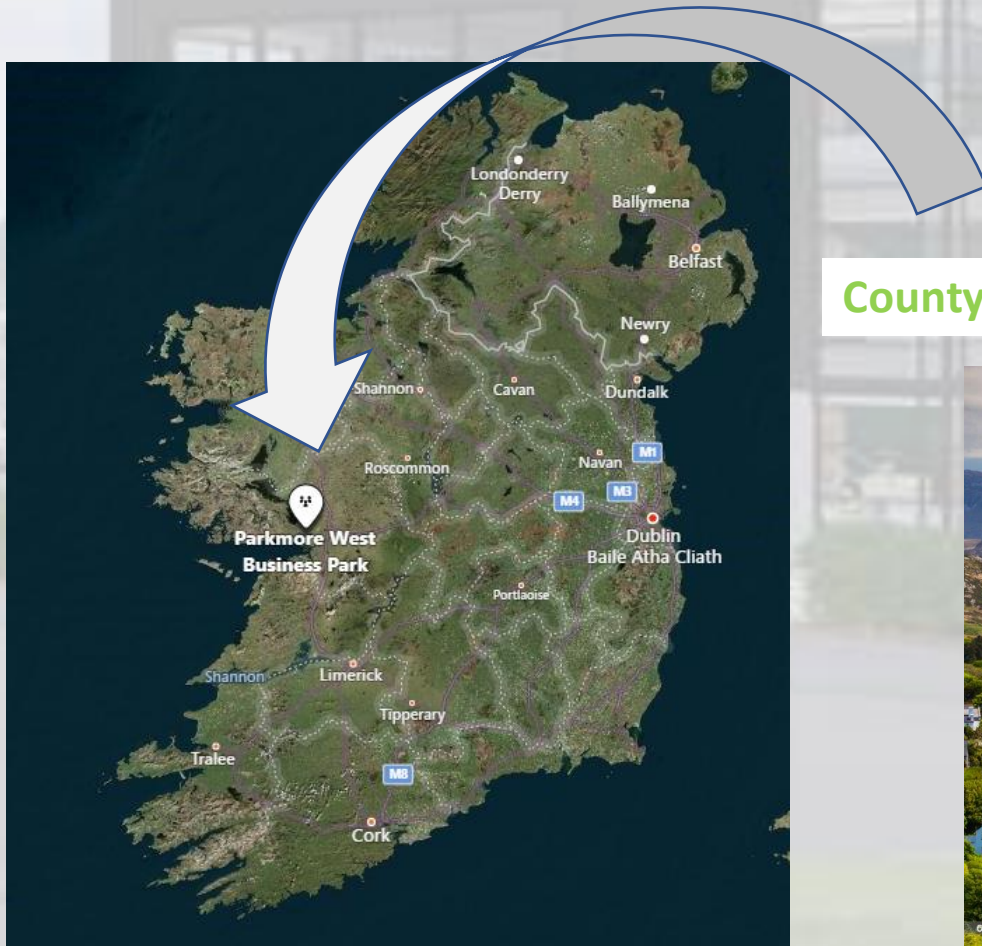
O'Neill & O'Malley Architects partnered with Cushman & Wakefield present you with an excellent investment opportunity located in the desirable manufacturing area located on the West Coast of Ireland, Parkmore West Business Park Galway

ONEILL  
OMALLEY  
ARCHITECTS

### Why invest in Ireland's Manufacturing Sector?

- ✓ Ireland is 3rd largest exporter of Pharma Products
- ✓ Record high investments recorded in 2021 – over €1 Billion
- ✓ High demand within the market for manufacturing and life sciences

### County Galway





# The Location

This excellent opportunity is in a desirable Industrial and Manufacturing location off the West coast of Ireland, with high end manufacturing neighbours such as Medtronic, Advant Medical, Merit Medical and Creganna Medical.

Galway is home to the best Universities in Ireland (National University of Ireland Galway and Atlantic Technological University) which supply a pipeline of talent in both engineering, manufacturing and business sectors.

The area is host to an excellent array of schools, gyms, shops and hotels. Briarhill Shopping Centre is less than a 5 Minute walk and Galway City Centre is less than a 5-minute drive away.

The site provides ease of access for commuters as it is located off the M6 motorway to Dublin, Limerick and Sligo.

Briarhill Shopping Centre



Clayton Hotel





Manufacturing Space -

Office Space -

Car park and Vehicular Access -

Click to see 3D Virtual  
Tour!!





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Contact us for more information at [D20123750@mytudublin.ie](mailto:D20123750@mytudublin.ie)