



FOYNES
LOGISTICS PARK
FOYNES PORT, LIMERICK

FOR SALE / TO LET

**New Bulk Storage and Palletised Freight
Warehousing at one of Europe's Deepest Ports**



SUMMARY



Planning Permission in place for approximately 400,000 sq ft Warehousing on 3 sites, suitable for both bulk storage and palletised freight, with 500 Acres of expansion capability



Port Side Rail Freight Access Coming 2026 with uncongested access to the National Rail Network



The new Foynes-Limerick Motorway will **connect Foynes Port directly into the National Motorway Network**



Shannon Foynes Port is a **Tier 1 port, Ten-T core corridor port** and one of the deepest ports in Europe (32m)



Largest Bulk Port in Ireland suitable for unitised freight and project cargos

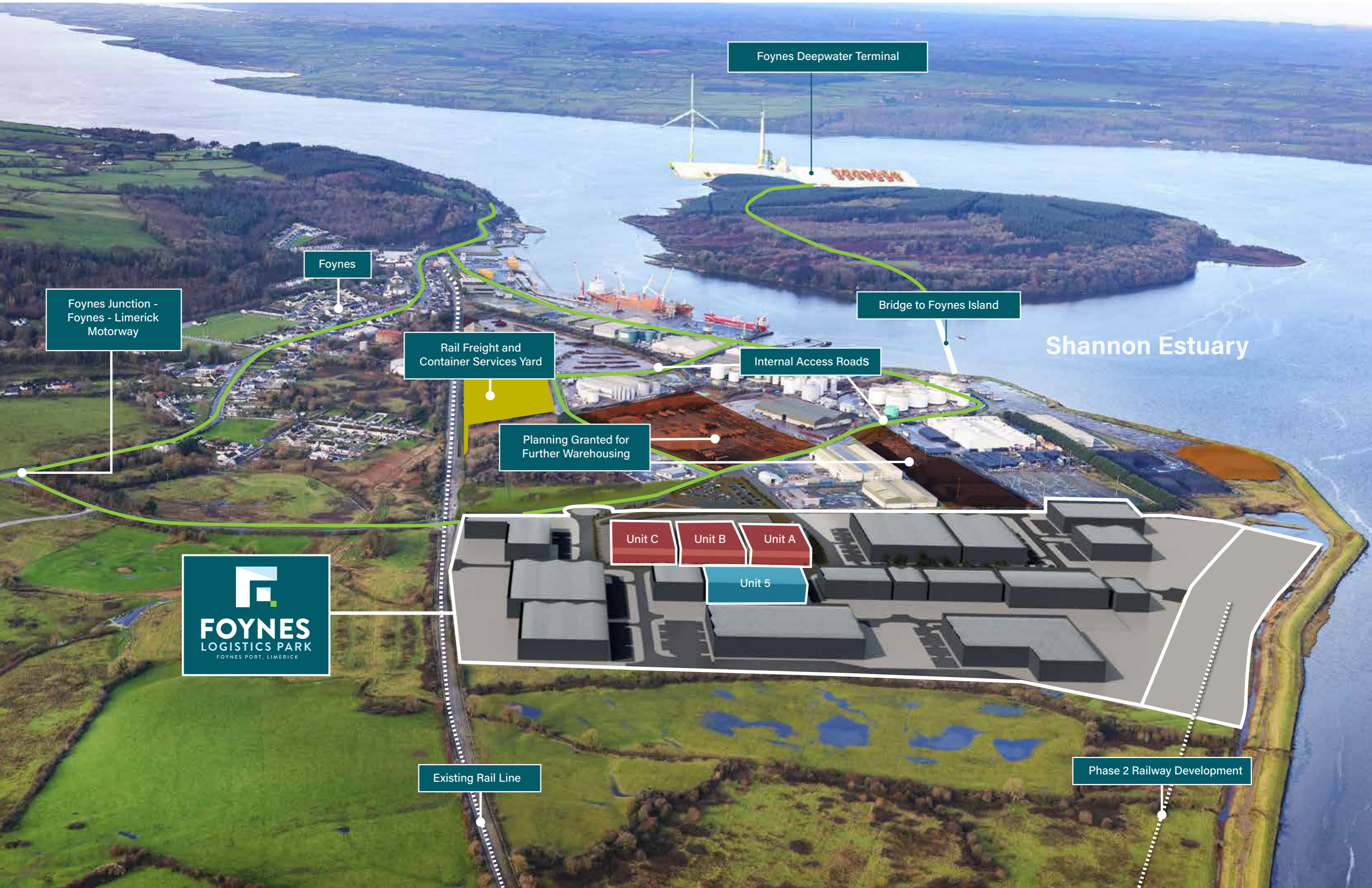


Warehousing can range from 10,000 sq ft to - 500,000 sq ft



Ideally Suited to **ORE supply chain, intermodal** and **distribution centre requirements**



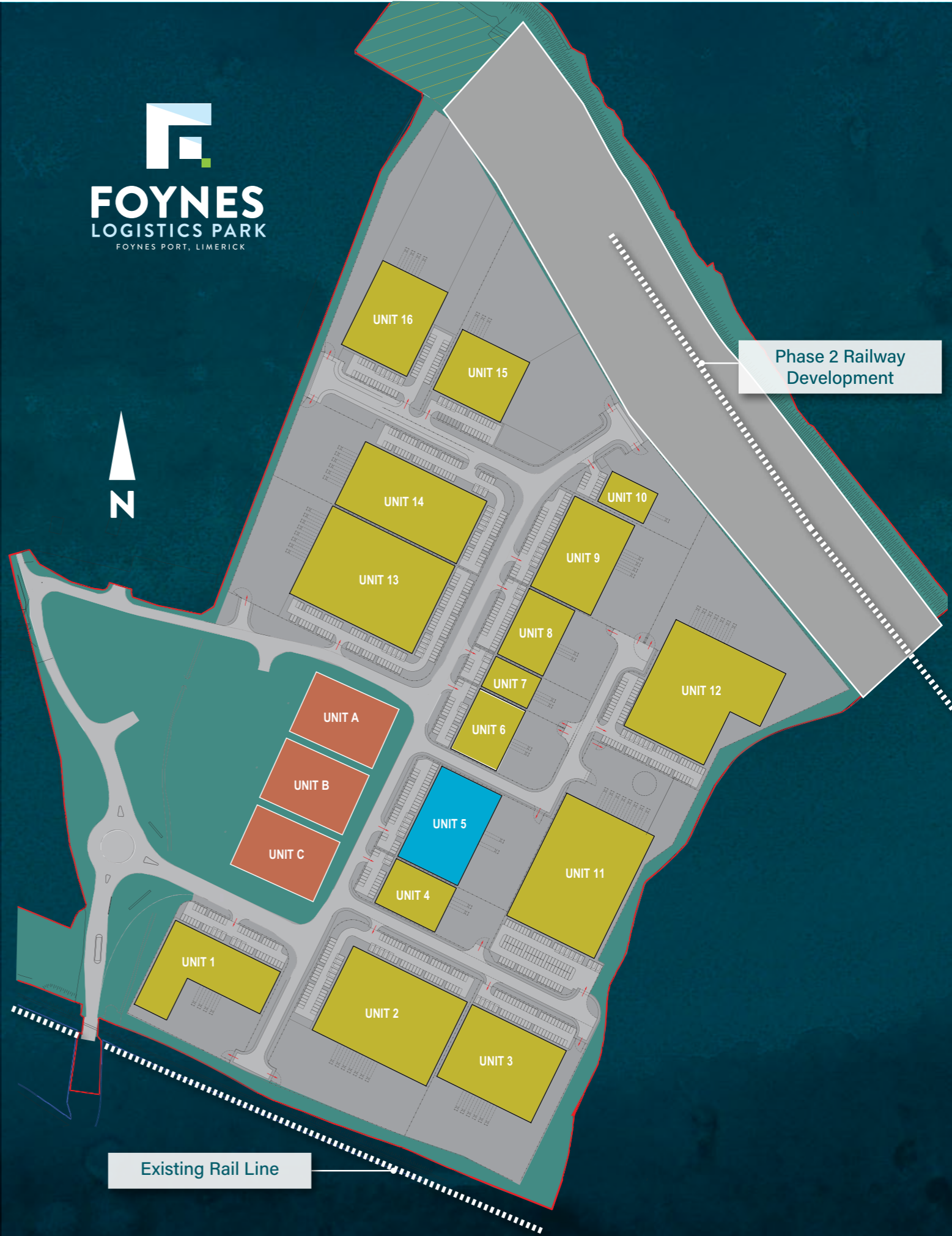


MASTERPLAN

Accommodation Schedule

UNIT	sq m	sq ft
A*	3,919	42,184
B*	3,919	42,184
C*	3,919	42,184
1	4,624	49,768
2	6,980	75,132
3	4,944	53,214
4	1,931	20,788
5**	3,936	42,368
6	1,994	21,466
7	997	10,733
8	2,173	23,387
9	3,936	42,368
10	997	10,733
11	7,814	84,114
12	7,347	79,086
13	7,814	84,114
14	5,526	59,484
15	2,939	31,634
16	3,996	43,011

Measurement Application - Gross External
 * Granted Planning Permission
 ** Subject to Planning Permission



UNIT 5

FOYNES LOGISTICS PARK





ACCOMMODATION SCHEDULE

Description	Sq m	Sq ft
Light Industrial / Warehouse	3,561	38,333
2 Storey Offices & Staff Facilities	375	4,035
Total	3,936	42,368

Measurement Application - Gross External

UNIT 5



4 No. Dock Levellers and 2 No. Level Access Doors



40 m. Deep Yard with 15 HGV Parking Spaces



42 Car Parking Spaces



High Spec Offices with Full Height Glazing



14 m Clear Internal Height



FM1 Flooring



Targeting BER A3



LED Lighting



UNITS A, B & C

FOYNES LOGISTICS PARK





ACCOMMODATION SCHEDULE

Description	Sq m	Sq ft
3 No. New Bulk Storage Warehouses	3,919 sq m each	42,184 sq ft each.
Capable of Amalgamation (Subject to P.P.)	Total 11,757 sq m	Total 126,552 sq ft

Measurement Application - Gross External

UNITS A, B & C



Bulk Storage Warehousing



4 No. Level Access Doors Measuring 5 m Wide x 10 m High



Generous Loading and Marshalling Yard



Steel Portal Frame



10 m Clear Internal Height



Targeting BER A3



6 m High Solid Concrete Walls

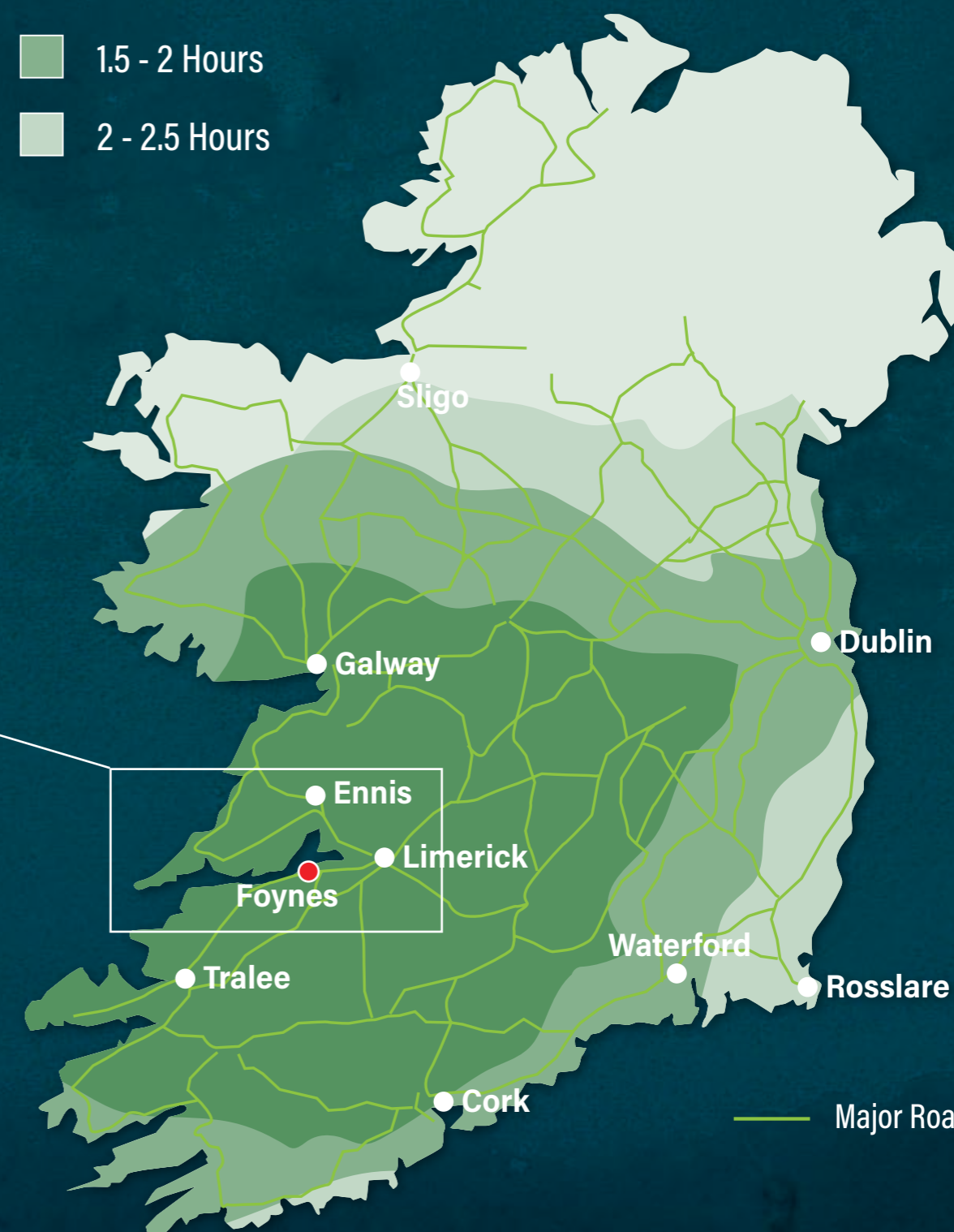
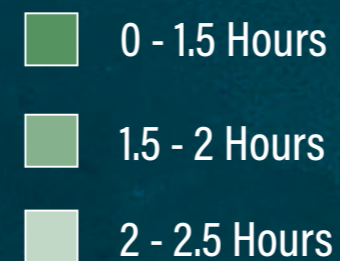
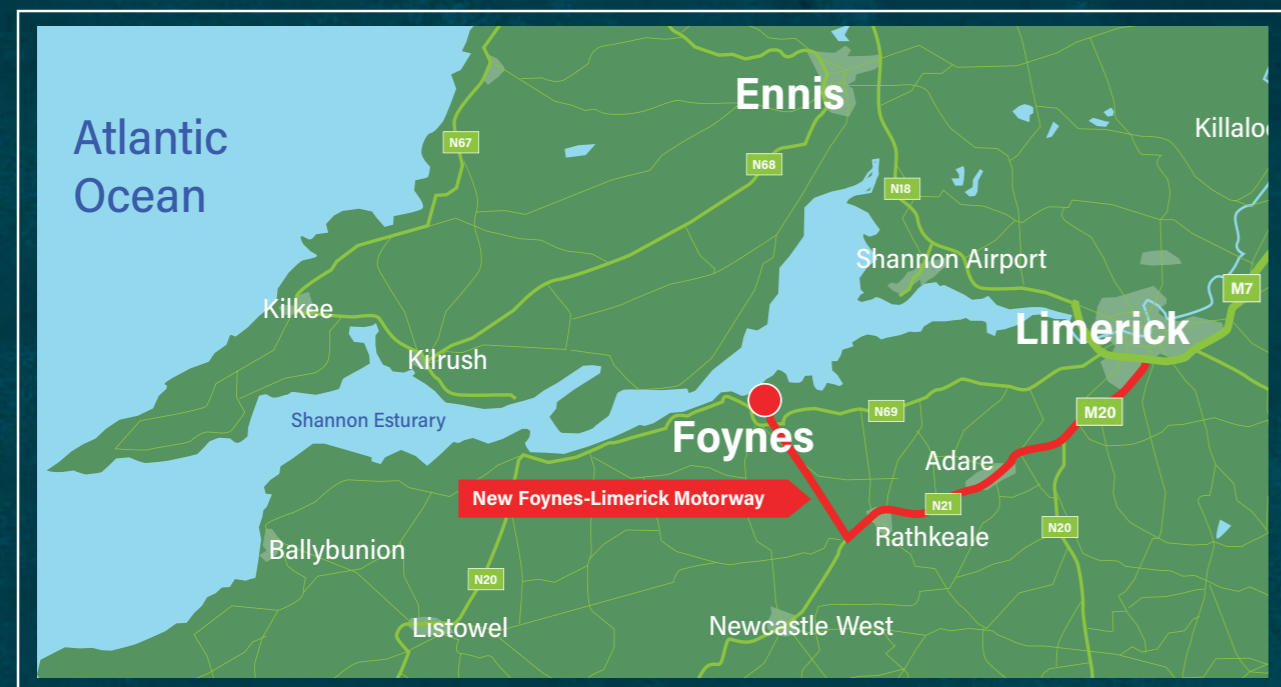









LED Lighting



ROAD CONNECTIVITY

75% of Ireland's GDP Generation is within **2.5 Hours Drive Time** of Foynes Port



	LIMERICK	30m
	SHANNON AIRPORT	45m
	GALWAY	1 hr 30m
	CORK	1 hr 42m
	NEWBRIDGE	1 hr 50m
	WATERFORD	2 hr 10m
	DUBLIN	2 hr 10m

RAIL CONNECTIVITY

FOYNES RAIL FREIGHT

The reinstatement of the Foynes-Limerick rail connection will be fundamental to the growth objectives for both bulk and palletised freight at the Port and will play an important role in improving connectivity along the western seaboard.



WESTERN RAIL CORRIDOR

The planned re-opening of the Western Rail Corridor between Claremorris and Athenry will further enhance the rail connectivity of Foynes Port for western counties.



RAIL FREIGHT 2040 STRATEGY - Irish Rail

To include a €500m. investment in the network and to provide 100 new weekly rail freight services. Rail freight generates 76% less emissions (per tonne-km) than road haulage.

€500m
INVESTMENT
IN THE NATIONAL
RAIL NETWORK

RAIL FREIGHT
GENERATES
76%
LESS
EMISSIONS

100
NEW
WEEKLY RAIL
FREIGHT
SERVICES



EUROPEAN SHIPPING ROUTE COMPARISON TABLE



ROTTERDAM	47 HOURS	42 HOURS
ANTWERP	47 HOURS	42 HOURS
ZEEBRUGGE	42 HOURS	37 HOURS
DUNKIRK	40 HOURS	35 HOURS
LE HAVRE	34 HOURS	29 HOURS



FOYNES GLOBAL TRANS-SHIPMENT HUB



Targeting



BER



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