



40 Molesworth Street

Dublin 2,
December 2017



PROJECT

No.40 Molesworth Street is essentially a new building built on the site of the European Commission's former Dublin offices. Two new floors were added by IPUT to provide a total of 3,000 sq m. Located on a commanding position, on the corner of Molesworth Street and Dawson Street, two of Dublin's most distinguished thoroughfares, 40 Molesworth Street comprises approx. 30,000 sq ft of highly specified Grade A office space offering flexible, tenant-friendly floor plates and the highest modern design standards to provide the ultimate occupier experience in a superb business location.



CLIENT

IPUT invests in Irish commercial properties with strong growth prospects and actively manages these properties to deliver superior income returns for shareholders. IPUT is the IPD European Property Investment Awards Winner for Ireland in 2011, 2012, 2013 and 2014.

Tech Refrigeration and Air Conditioning have worked on many IPUT managed properties such as 40 Molesworth St, Victoria's Secret Grafton Street and 47-49 St Stephens Green.

IPUT plc Chief Executive, Niall Gaffney, commented:

"IPUT has a clear and longstanding objective to support the social and cultural fabric of Dublin City. IPUT's sustainability policy requires us to manage the impact of our business activities on the environment and the communities within which we operate. We believe the Molesworth Street works will complement the rich heritage of the surrounding area and enhance the built environment where our buildings are located. We will continue to work with the local authorities on other similar initiatives so that future generations can continue to enjoy Dublin City and its environs."



SYSTEM

Mitsubishi Electric's VRF air conditioning systems offer the luxury of distributed airflow. Consideration for the environment during product development has led to the manufacture of powerful, compact units that consume minimal energy, have a high coefficient of performance (COP) and contribute to maximum room comfort. The carefully designed system contributed to the design team's ability to achieve the high Gold LEED Standard.

CONTACT

Address: Unit 9 Northwest Centre, Blanchardstown, Dublin 15

Phone: +353 (01) 820 8544

Fax: +353 (01) 820 8547

Email: info@techrac.com

Website: www.techrac.com