



---

**With reference to the proposed disposal of freehold interest in the property known as  
19-24 St. Andrew Street, Dublin 2.**

---

By way of Indenture of Lease dated 8<sup>th</sup> November 1932 the premises at 19-24 St. Andrews Street, Dublin 2 was demised by Dublin City Council to the Agricultural Credit Corporation Limited for a term of 150 years from 25<sup>th</sup> March 1932 subject to an annual rent of €634.87. By way of Assignment dated 8<sup>th</sup> July 1937 this lease was assigned to An Post who has now applied to Dublin City Council to acquire the Council's fee simple interest therein.

The Law Department has confirmed that the lessee has a statutory entitlement to purchase of the freehold in this property in accordance with the Landlord and Tenant (Ground Rents) No.2 Act 1978. Accordingly it is proposed to dispose of the Council's freehold interest in the property 19-24 St. Andrews Street, Dublin 2 to An Post subject to the following terms and conditions:

1. That Dublin City Council holds the Fee Simple interest in the property.
2. That the property is currently held by An Post under Indenture of a Lease dated 8<sup>th</sup> November 1932 for a term of 150 years, effective 25<sup>th</sup> March 1932 subject to a yearly rent of €634.87.
3. That the disposal price for the City Council's interest shall be the sum of €100,000 (one hundred thousand euro), plus VAT if applicable.
4. That the subject site is shown outlined in red and coloured pink on attached Map Index SM2018-0540.
5. That each party shall be liable for their own fees incurred in this transaction.

The land proposed to be disposed of is part of the Council's City Estate (ancient revenue).

The proposed disposal shall be subject to such conditions as to title to be furnished as the Law Agent in his discretion shall stipulate.

No Agreement enforceable at law is created or intended to be created until an exchange of contracts has taken place.

This proposal was approved by the South East Area Committee at its meeting on the 10<sup>th</sup> September 2018.

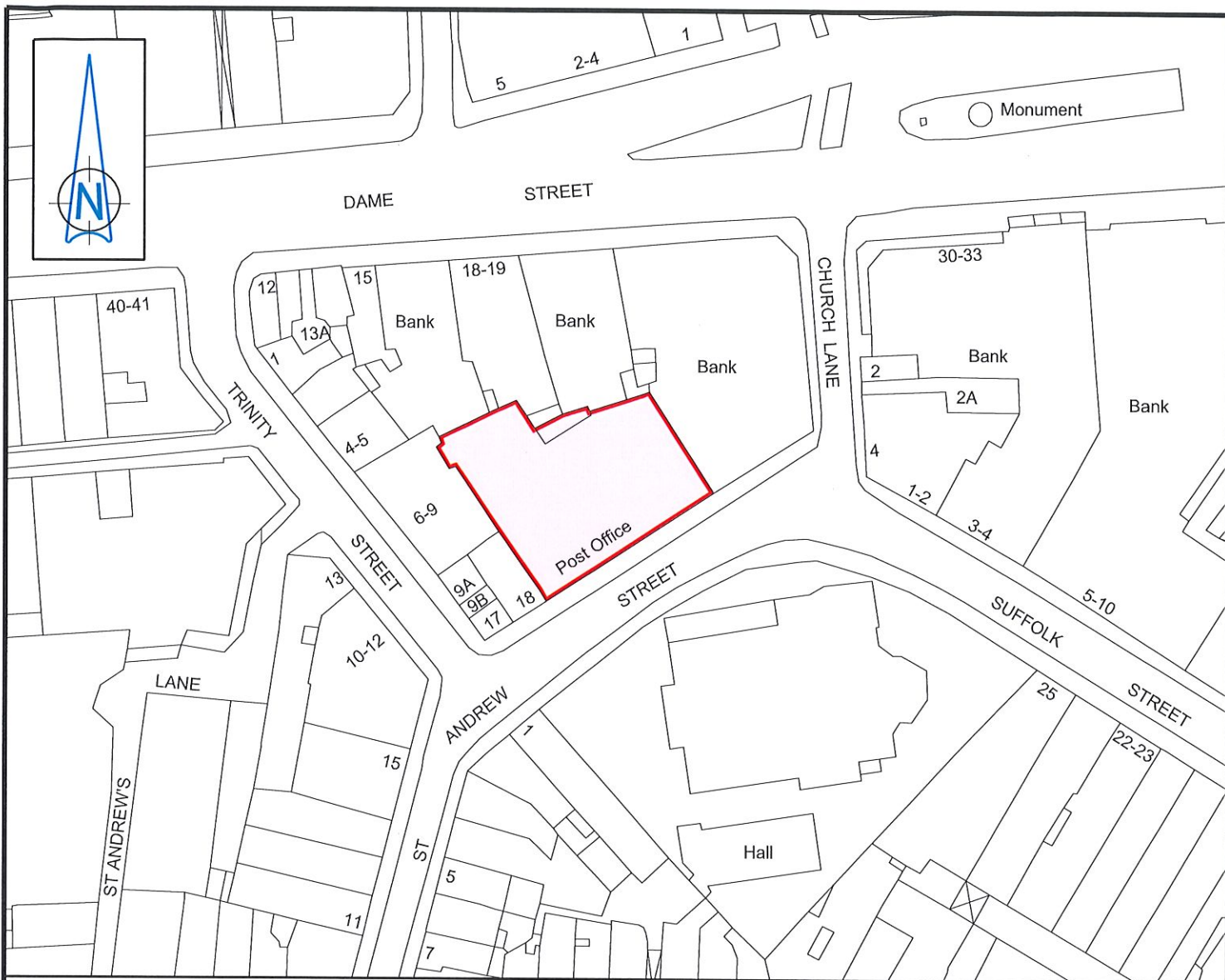
This report is submitted in accordance with the requirement of Section 183 of the Local Government Act 2001.

**Resolution to be adopted:**

That Dublin City Council notes the contents of this report and assents to the proposal outlined therein.

Dated this the 19<sup>th</sup> day of September 2018.

**Paul Clegg**  
**Executive Manager**



# ST. ANDREWS STREET No. 19-24

Dublin City Council to An Post

Map for Proposed Disposal

Area 830m<sup>2</sup>



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

An Roinn Comhshaoil agus Iompair  
Rannán Suirbhéireachta agus Léarscáilithe  
Environment and Transportation Department  
Survey and Mapping Division

O.S REF

3263-10

SCALE

1:1000

DATE

21-08-2018

SURVEYED /

PRODUCED BY

D.White

INDEX No

FOLDER No

CODE

DWG No

REV

FILE NO

SM-2018-0540-0204-C3-001-A.dgn

THIS MAP IS CERTIFIED TO BE COMPUTER GENERATED BY  
DUBLIN CITY COUNCIL FROM ORDNANCE SURVEY DIGITAL MAPBASE

SURVEY, MAPPING AND RELATED RESEARCH APPROVED

APPROVED

THOMAS CURRAN

ACTING MANAGER LAND SURVEYING & MAPPING  
DUBLIN CITY COUNCIL

INDEX No.

SM-2018-0540

**Dr JOHN W. FLANAGAN**

CEng FIEI FICE

**CITY ENGINEER**