



HOSPITALITY

Case Study Number: 21

Overview

- **Location:** Loughrea, Galway
- **Size:** 60 m²
- **Constructed in:** N/A
- **BER Before:** N/A | **BER After:** N/A
- **Energy Savings:** N/A
- **Carbon Savings:** N/A
- **Display Energy Certificate:** N/A

A light renovation converted a derelict unit into a modern coffee shop, focusing on interior fit-out, safety compliance, and functional upgrades.



CHALLENGES

- Supply delays, labour availability, and council approval for hoarding permissions created minor project slowdowns.
- The project was privately funded, with minimal disruption.

SIMPLE PAYBACK

- **Total project cost:** €17,000
- **Estimated payback:** N/A
- **Funding Mode:** Private Loan + GPA Accountancy Grant (amount not specified)

ADDITIONAL INFORMATION

- The space transformation increased occupancy from 12 to 40 and greatly improved functionality, aesthetics, and tenant appeal.
- Upgrades supported fire safety and accessibility, making the unit viable for modern hospitality use.

Energy Upgrade Measures

Fabric Upgrade:

- Glass bi-fold doors replaced rotted timber, improving daylighting and possibly thermal performance.
- Fire-resistant walls added for code compliance.

Additional Works:

Interior carpentry, plumbing, tiling, and radiator installation supported comfort and usability, though not directly tied to energy efficiency.