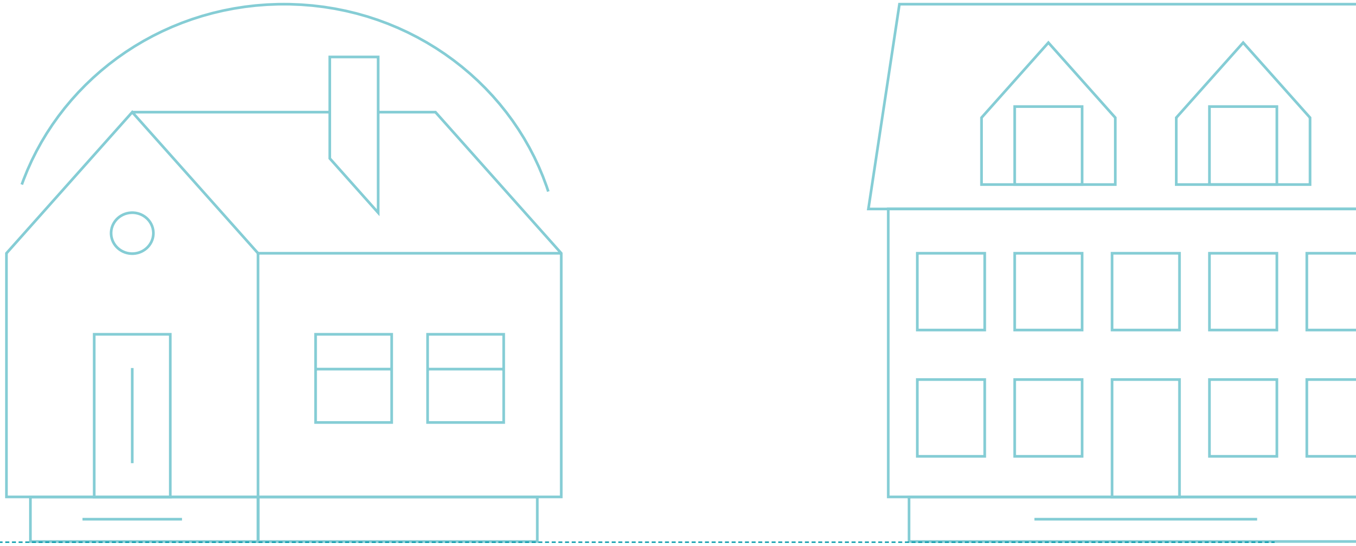
Deloitte.

Crane Survey 2025
Building Tomorrow

Table of contents



Introduction

Welcome to the Deloitte Annual Crane Survey report.

Welcome to Crane Survey Ireland 2025. This annual report provides a detailed analysis of the development landscape in the Republic of Ireland. It details construction activity across the following sectors: Residential, Student Accommodation, Hotels and Offices. In particular, it discusses the completion of new space in each of these sectors in 2024, along with the volumes under construction at present and due to complete in 2025.

In addition to analysing development activity, the report also provides an overview of key indicators detailing the changing nature of demand for this new space.

Do we count cranes?
Sadly not, the Deloitte Crane Survey originated in the UK almost 30 years ago and has grown to be a respected and trusted brand and publication over time. We use the Crane as a metaphor as it is a clear symbol on the skyline that activity is happening beneath.

Key Headlines

Residential	**30,230** residential units completed construction in 2024	**59,990** residential units commenced in 12 months to March 2025
Residential	**33,000** residential completions expected in 2025	**144,450** sq m of office space under construction in Dublin as of Q1 2025
Office	**169,500** sq m of office space delivered in 2024	**63,350** sq m of office space due to be delivered in 2025
Student Accommodation	**895** PBSA bed spaces delivered in 2024	**1,400** PBSA bed spaces under construction as of Q1 2025
Hospitality	**1,360** new hotel rooms added in 2024	**4,060** hotel rooms under construction as of Q1 2025

A year of change...

This year, we begin our report by reflecting on the macro changes and volatility experienced over the past twelve months. Key developments during this time period are outlined in the graphic below, including the following key developments:

Government Changes: 2024 was aptly named the 'Year of Elections'. In Ireland, this change initially created uncertainty for the property industry, in particular the social and affordable residential space. The formation of a new Programme for Government brought with it hyper anticipation of potential policy iterations, and the introduction of a new Housing for All plan. Although some changes have been announced as illustrated, more need to come in order to significantly increase the volume of new homes delivered to the market each year.

Administrative changes in the United States and policies pursued since President Trump took office in January 2025 have altered the global economic outlook, with Ireland not immune to this. Globally, the economic outlook has been revised downwards, as risks to growth remain tilted to the downside.

Demographic Shifts: Upward revisions to Ireland's population forecasts now indicate that the population will surpass 6 million people by 2040. This translates to greater demand for real estate and infrastructure than had previously been planned for, highlighting the urgent need to address infrastructure constraints.

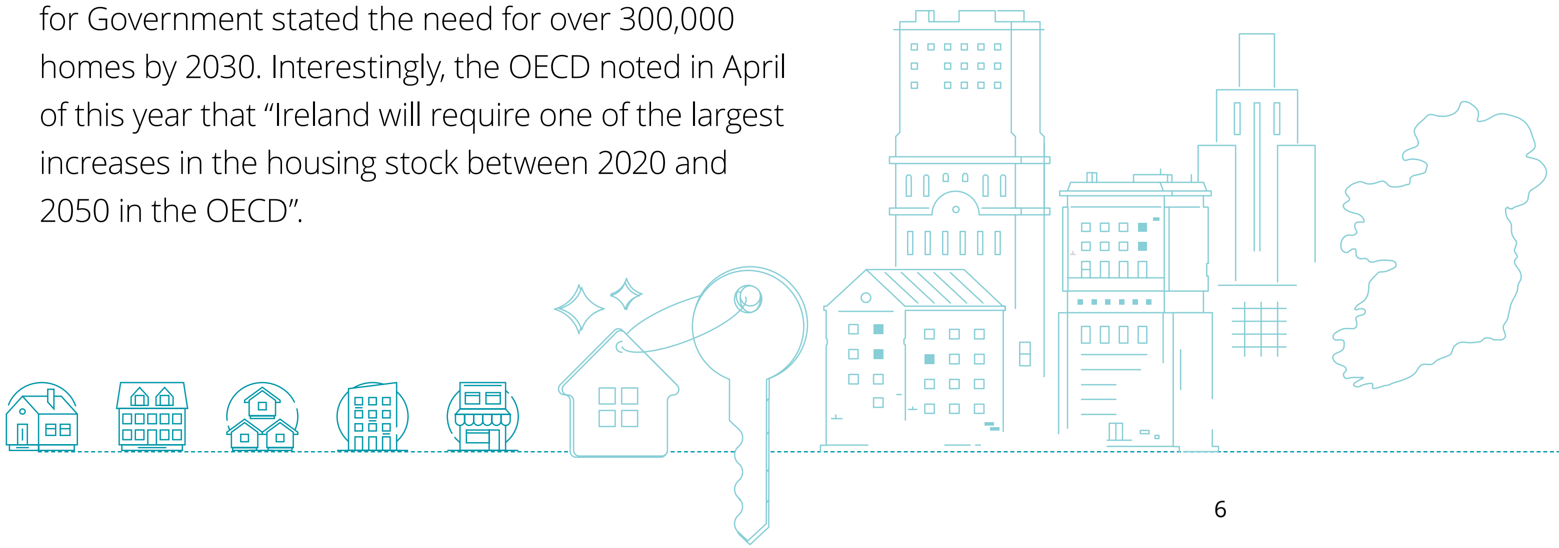
Cost of Capital: The European Central Bank made its first rate cut in the current monetary policy cycle in June 2024. By June 2025, eight rate cuts have been announced, reducing the main refinancing rate from its peak of 4.50% to 2.15%.

Plan-led Approach: Linked to demographic shifts, the revised National Planning Framework was approved in April 2025. This revised framework incorporates higher population forecasts and places a greater focus on renewable energy and environmental sustainability.

Housing Requirements: Following clear changes to Ireland's population forecast, the volume of new homes required was also revised upwards. The Central Bank of Ireland indicated that 52,000 new homes are needed per year, while the Programme for Government stated the need for over 300,000 homes by 2030. Interestingly, the OECD noted in April of this year that "Ireland will require one of the largest increases in the housing stock between 2020 and 2050 in the OECD".

Housing Commission Report: Published last summer, this research highlighted a housing deficit of between 212,500 and 256,000 homes as of 2022, along with proposing 83 recommendations.

Capital Requirements: An update on the volume of capital required to deliver more homes each year has been provided, with €20.4 billion needed to fund the delivery of 50,000 homes annually, increasing to €24bn to deliver 60,000 homes.



What next for interest rates in Europe?
In the latest briefing, ECB President Christine Lagarde stressed that Europe is currently in a good position to meet its inflation target of 2% inflation per annum over the medium term. Indeed, the ECB expects inflation to average 2.0% this year, dipping to 1.6% in 2026 before returning to 2.0% in 2027.

President Lagarde also highlighted that the end of the current monetary policy cycle is approaching. While the ECB has stressed that they are not committing to a rate path, this narrative reaffirms the belief that the number of further interest rate cuts may be limited. The market does not anticipate a return to the pre-pandemic era of 0% interest rates.

Crane Survey 2024

May 2024:
- Report of the Housing Commission published
- 83 recommendations

June 2024:
- Report on Availability, Composition and Flow of Finance for Residential Development published by Dept of Finance

July 2024:
- Updated population forecasts released by the ESRI
- Updated housing requirement forecasts
- Draft revised NPF released for public consultation
- Student accommodation leases limited to 41 weeks

September 2024:
- Total Development Cost report released
- MSCI All Property Index Quarterly Returns are positive for first time since Q2 2022

October 2024:
- Budget 2025
- Water Refund expires – residential commencements spike

November 2024:
- General election called
- US Elections

December 2024:
- Development Levy Waiver expires
- Draft Implementation plan for Planning and Development Act 2024 announced

January 2025:
- 35th government of Ireland formed
- New Programme for Government
- New US President

February 2025:
- First Liability for RZLT

April 2025:
- Revised NPF approved
- “Liberation Day” – reciprocal tariffs announced by US
- Largest single letting office deal in Europe since Covid announced in Dublin

May 2025:
- Extension of planning permissions announced
- Extension of First Home Scheme to 2027

June 2025:
- Commencement of UDZs announced
- Change to RPZs announced

Crane Survey 2025

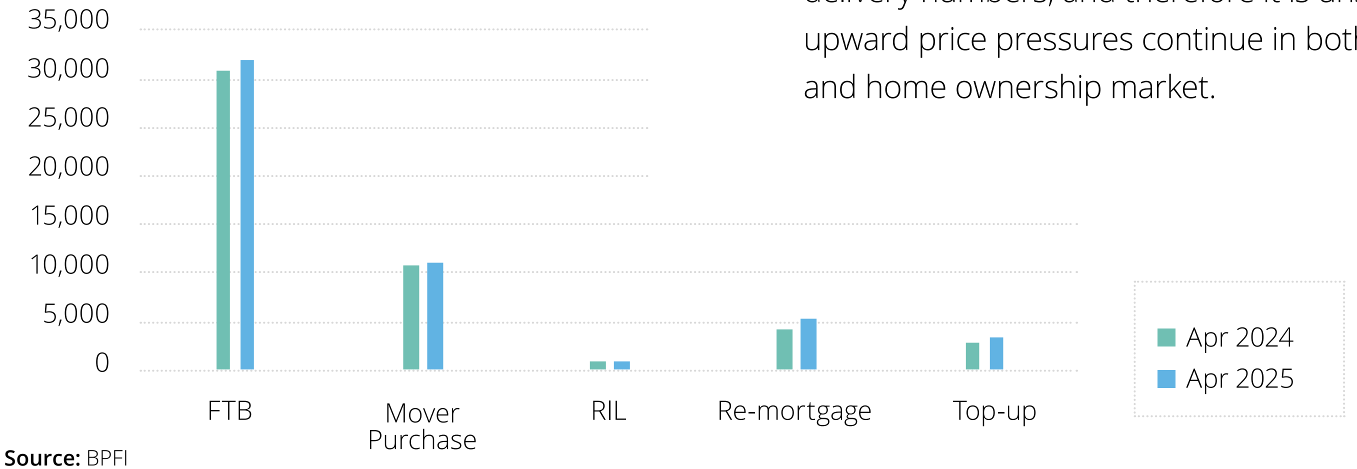
ECB cuts interest rates - eight cuts from June 2024 to June 2025

Residential

The Household

Housing demand projections revised upwards as price pressures continue to increase

Mortgage Approvals
Volume, 12 month rolling total



Source: BPFI

Ireland's population is expected to exceed 6.1 million people by 2040, under revised population forecasts published by the ESRI. To cater for this, we need to deliver +50,000 homes per year, with the Department of Finance[1] highlighting that 82.8% of the total funding required to delivery such units annually must come from private capital sources.

This volume represents a significant uplift on current delivery numbers, and therefore it is unsurprising that upward price pressures continue in both the rental and home ownership market.

In terms of the rental market, private rents increased by 5.2% in the year to April 2025[2]. From a home ownership perspective, house prices continue to rise driven by the mismatch between supply and demand. Prices increased by 7.5% in the year to March 2025, with regional price growth (+8.7%) exceeding that recorded in the capital (+6.0%) during this period[3]. First-time buyer (FTB) mortgage approvals reached record highs in April 2025, valued at almost €1 billion[4]. Meanwhile, drawdown activity is also strong, increasing by over 10% in volume and just under 20% in value in the year to Q1 2025.

The Crane

New policy a step in the right direction, however more is needed to increase supply

Completions in 2024 reached just over 30,230 units. This marks a decline of 7% on the previous year. The fall in apartment completions was most stark, down 24% annually. The decline in apartment delivery follows the fall off in Private Rental Sector (PRS) investment. Indeed, institutional investment in residential property in Ireland fell by 80% in 2023 and 2024[5].

Annual Capital Required (€'bn)

Tenure	2025	2026	2027	2028	2029	2030
Social	4.8	4.9	5.3	5.7	6.0	6.1
Affordable	2.0	2.0	2.2	2.4	2.5	2.5
Cost Rental	1.0	1.0	1.1	1.2	1.2	1.3
Subtotal	7.8	7.9	8.6	9.3	9.7	9.9
Private	8.6	9.4	10.6	11.9	13.5	14.2
Total	16.4	17.2	19.3	21.3	23.3	24.1

Source: Deloitte

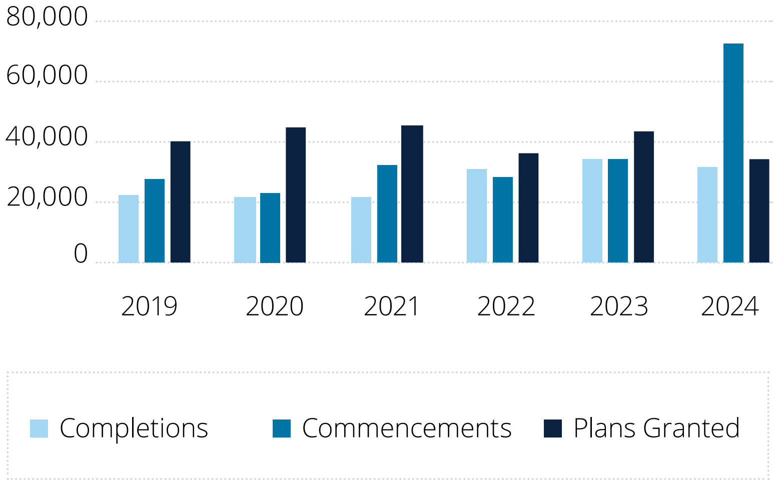
5,340 new homes were one-off builds (i.e. individuals building a home). New build social homes totalled 7,870 units in 2024 (15% below the target of 9,300) and just over 2,000 cost rental homes were delivered. It is important to note, that collaboration between the public and private market is critical to delivering social and affordable homes. The delivery of social and affordable housing takes a number of forms including; Turnkey Acquisition, Forward Funding, Direct Development (by Approved Housing Bodies / Local Authorities / Land Development Agency), Public Private Partnership (PPP) Bundles and development of homes for private sale which are eligible for affordable housing incentives including First Home Scheme. This means the private sector plays a significant role in not only the building of social and affordable homes, but also the development funding of such. To meet government targets of up to 60,000 homes per annum by 2030, our analysis indicates a total annual capital requirement of €16.4bn in 2025 rising to €24.1bn by 2030

Applying the same tenure breakdown as their existing Housing for All plan, this means up to c.24,400 new build social and affordable homes will be required each year. Here, our analysis suggests a potential capital requirement of between €7.8bn (2025) to €9.9bn (2030) per annum to deliver on social and affordable housing targets.

In terms of the delivery pipeline, commencements soared last year to 69,060 units (+121% YoY), driven by the government's development levy waiver and water charge refund incentives which improved viability. Commencements peaked in the month of April when these incentives were due to expire. Ultimately, they were extended, with the water charge refund expiring in September, and the development levy waiver expiring in December. In order to avail of these incentives, schemes must have commenced between 25 April 2023 and the respective deadline and must be completed by December 2026. Whether all of these schemes will actually reach completion remains to be seen. Commencements have been subdued in the opening months of this year, as expected following record figures last year. Just 2,920 new homes commenced in Q1 2025, while a total of 59,990 units commenced in the 12 months to March 2025.

We estimate that completions will reach 33,000 homes in 2025. Although an improvement from 2024, this remains significantly below the government target of 41,000 and also below the annual requirement of +50,000 homes per year. Risks to delivery in 2025 and beyond are tilted to the downside. Just 32,400 units were granted planning permission last year, marking an annual decline of 3%. This figure is particularly stark, as it represents just two thirds of what's needed each year. To meet our future population needs, +50,000 homes are required annually. Without a healthy planning pipeline it is very difficult to achieve and maintain this figure.

Residential delivery pipeline
No. of units



Source: CSO

The fall in planning permissions was driven by a substantial reduction in the number of apartments which received planning (-39% YoY). A further breakdown of planning permissions data reveals that units in large scale developments (100+ units per scheme) accounted for 32% (10,440) of all units granted planning permission in 2024. This has decreased significantly from its peak of 56% (23,730 units) in 2022. The decline closely aligns to the fall in apartments granted planning permission.

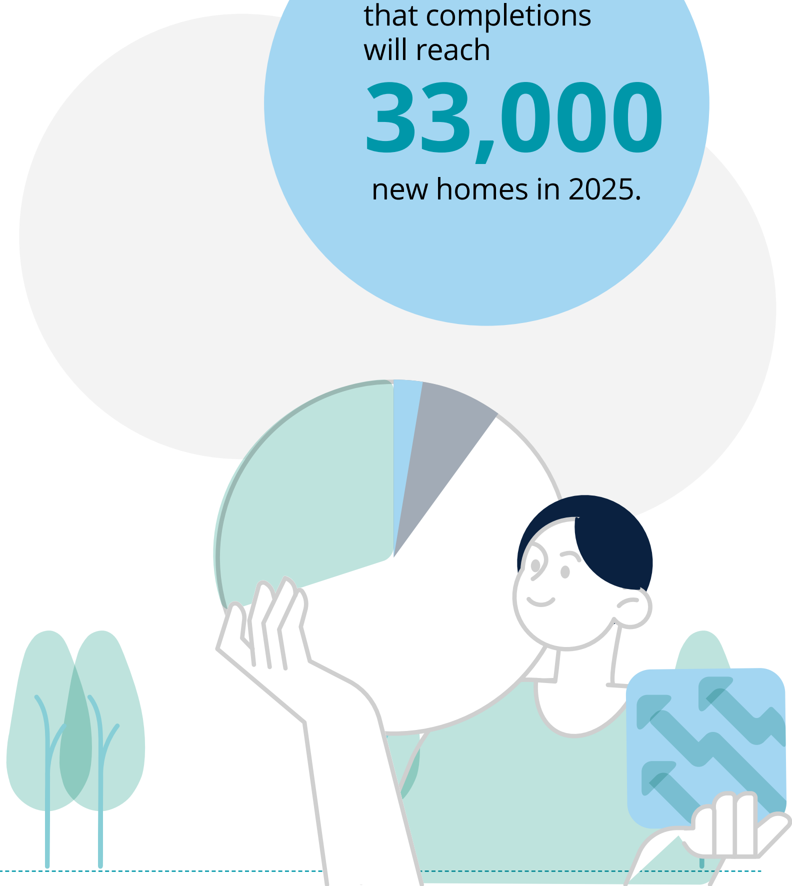
On assessment of the above data, the government's decision in May 2025 to extend planning permissions for schemes due to expire shortly is much welcomed. In addition, recently announced reforms to the current Rent Pressure Zone (RPZ) model are being assessed by the market. The indexation of newly built apartments to inflation and the ability to reset to market rents in-between tenancies (with controls to protect tenants) is intended to stimulate private sector investment in delivering much needed new supply. Although a welcomed step in the right direction, on its own this policy change is unlikely to yield a significant activation in commencements.

More policy initiatives, which target the cost and therefore viability of delivery, in particular for apartments, is required. [Deloitte's pre-budget 2026 submission] has called for incentives that are targeted, time-bound, transparent, safe-guarded and regularly monitored. It is important that a stable policy environment is created as consistency in housing policy is essential to attract and maintain investor confidence in Ireland. Without stability, capital will simply be redirected to jurisdictions offering more predictable and investor-friendly environments. This is not a hypothetical risk—it is a market reality.

Deloitte estimates that completions will reach

33,000

new homes in 2025.

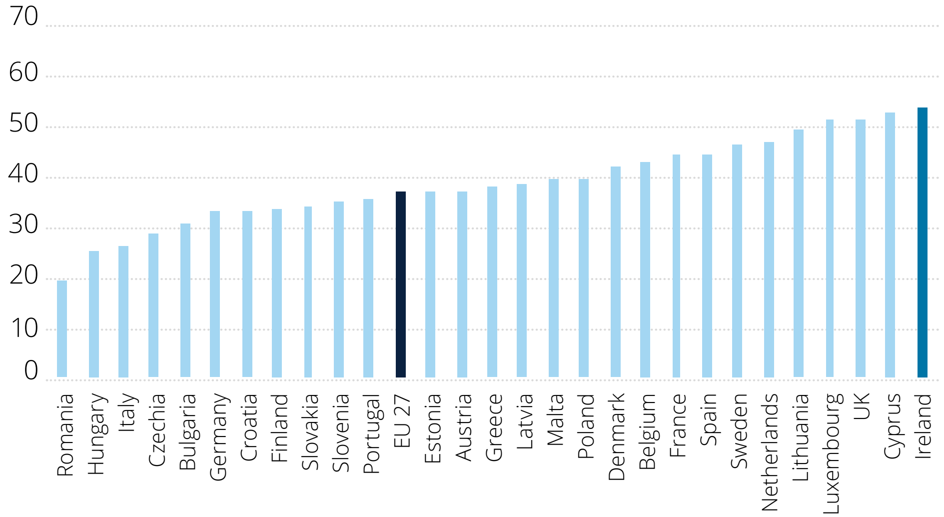


Student Accommodation

The Student
International students drive growth in third-level enrolments

There were 206,365 full-time students enrolled in third-level institutions in Ireland in the academic year 2023/24[6]. This represents growth of 9% on enrolments in the year 2019/20. The number of domestic students has increased by 5% in the last 4 years, while the number of international students has increased by 33% during the same period. Overall, domestic students account for 83% of the full-time student body in Ireland.

Persons aged 25 - 34 with third-level education
Share of population ages 25-34 years, 2023



Source: Eurostat

Third level education continues to be the progression of choice for school leavers in Ireland. Indeed, just under 63% of people aged 25 – 34 in Ireland have a third-level qualification[7], the highest rate in the EU and almost 20 percentage points higher than the EU average of 43%.

In the medium term, enrolments in third-level students in Ireland are expected to peak at 240,000 full-time students in 2030, due to factors including domestic demographics and increased international enrolments.

The Crane
Construction activity rises however pipeline activity remains uncertain

Despite the persistent demand for student accommodation, viability constraints continue to limit the delivery of new bedspaces. In 2024, just 895 purpose-built student accommodation bedspaces (PBSA) completed construction. This is down from 1,630 bedspaces in 2023 and represents the lowest level since our records began in 2016. The delivery of bedspaces was confined to our two largest cities, with 620 bedspaces at NovelBottle Works at the former Coca-Cola bottle factory on the Carrigrohane Road, Cork and 190 bedspaces at The Residence, Prussia Street, Dublin. The remaining bedspaces were delivered at From Here: Blackhall Place, Stoneybatter, Dublin where a refurbishment added an additional 80 beds.

As of the end of Q1 2025, 1,400 PBSA bedspaces were under construction across 6 schemes. This compares to 1,160 bedspaces at the same time last year.

Construction is spread across Galway, Dublin, Limerick and Kildare.

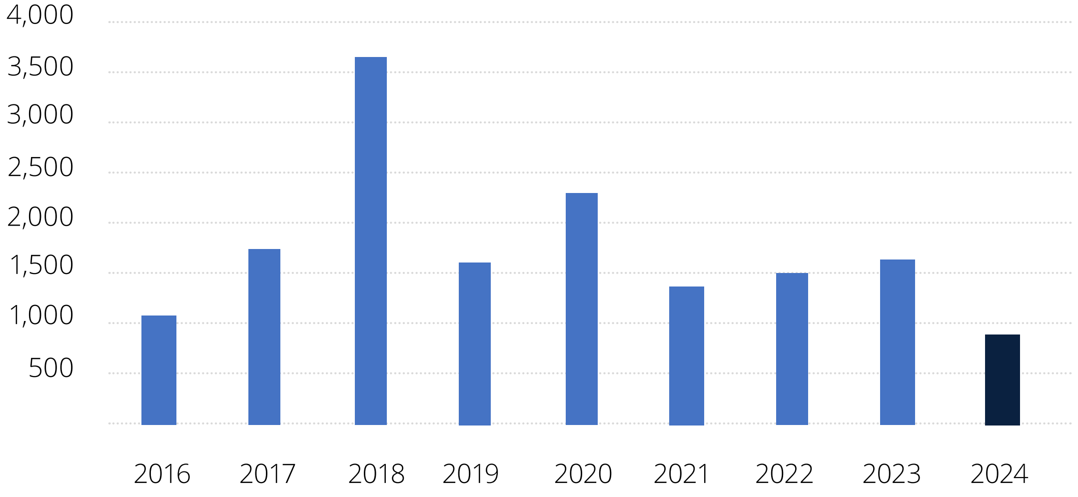
Typically, our Crane Survey does not extend beyond Dublin, Cork, Limerick and Galway, however the commencement in Kildare is significant, as its activation stems from government funding announced last year, in which €100m was allocated to deliver +1,100 bedspaces at UCD (490), DCU (495), and Maynooth. In Maynooth, Co. Kildare 115 bedspaces are under construction and are due to be delivered for the 2025/2026 academic year.

Interestingly, Galway is set to see the largest increase in bedspaces, with construction underway across 3 schemes totalling 840 bedspaces. The completion of this space would see a 16% increase in PBSA stock in Galway.

Although improved on last year's crane survey, construction activity continues to perhaps underestimate the level of activity within the sector, as the planning pipeline remains active. For example, during Q4 2024 and Q1 2025 alone, over 1,320 bedspaces were granted planning permission. In total, there are over 8,800 bedspaces with planning permission granted as of Q1 2025 across Dublin, Cork, Limerick and Galway.

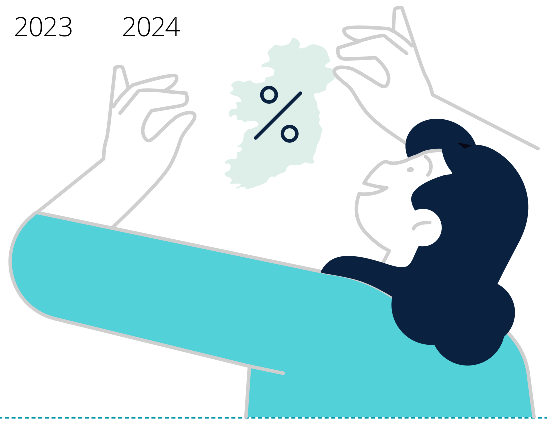
Despite the demand fundamentals and the requirement for new student accommodation bedspaces, viability constraints, along with planning delays through appeals, mean it is difficult to estimate what proportion of these bedspaces will commence construction and add to the overall stock.

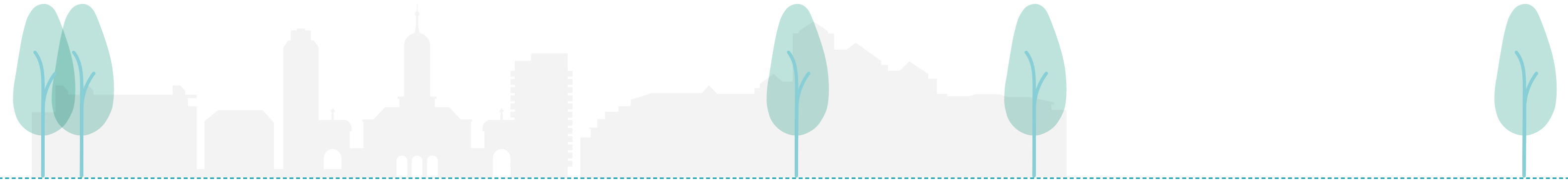
PBSA new delivery
No. of bedspaces annually



Source: Deloitte

*PBSA in Dublin Cork, Limerick & Galway





Hospitality

The Tourist

While debate ensues regarding the number of international arrivals, domestic travel continues to rise

Domestic travel in Ireland has gone from strength to strength in the post-pandemic era, with Irish residents spending 36.7 million nights on domestic trips last year, an increase of over 8% YoY[8]. In terms of geography, the Southern region dominates, accounting for 43% of all trips. Visiting friends and family remains the most common reason for domestic travel, and therefore staying with relatives and friends is the most popular choice among Irish residents when travelling at home.

The metric of international tourist arrivals to Ireland has been the subject of widespread debate in recent months. Various industry bodies have voiced their concern that the CSO has underestimated the number of tourists visiting from abroad, with annual declines in the number of overnight trips by foreign residents recorded from September 2024 onwards. Overall, the CSO estimates that the number of trips by overseas visitors to Ireland increased by 5% last year. The average foreign visitor to Ireland spends €1,000 per trip, with US and Canadian visitors typically the biggest spenders.

In terms of hotel performance, there were mixed fortunes among Dublin and regional establishments last year. Average Daily Rates (ADR) commanded by Dublin City Centre hotels (€196) declined by 4% YoY[9],

Irish residents spent

36.7 million

nights on domestic trips last year.

while ADR among regional hotels (€162) increased by 4%. Revenue Per Available Room (RevPAR) mirrored this trend, declining in Dublin City but improving in regional hotels. Nevertheless, Dublin City occupancy rates averaged 81% last year, ahead of regional hotels at 73% occupancy.

Looking ahead, the Short Term Let (STL) Register is due to be implemented by Fáilte Ireland in May 2026, which is likely to impact the supply of tourist accommodation in Ireland. International evidence suggests that when similar legislation has been introduced in other jurisdictions, the supply of STL accommodation decreases.

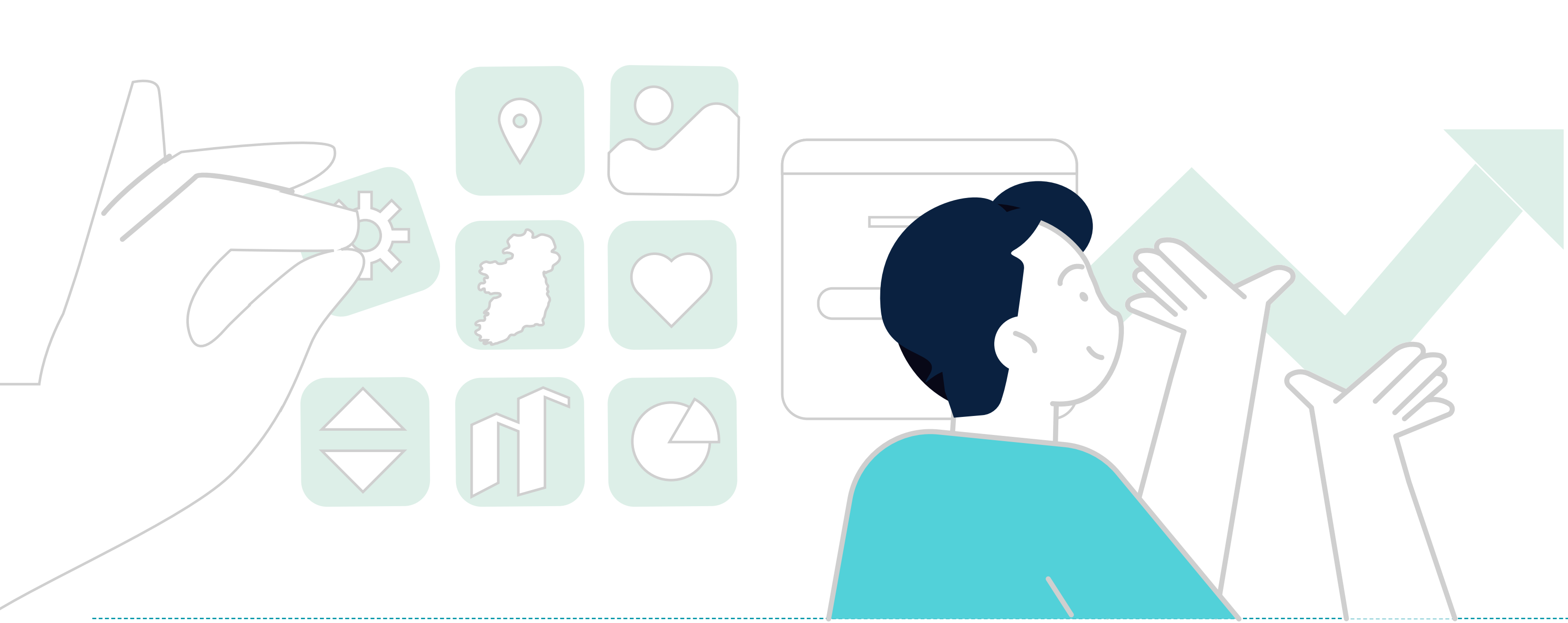
Dublin Central hotel statistics

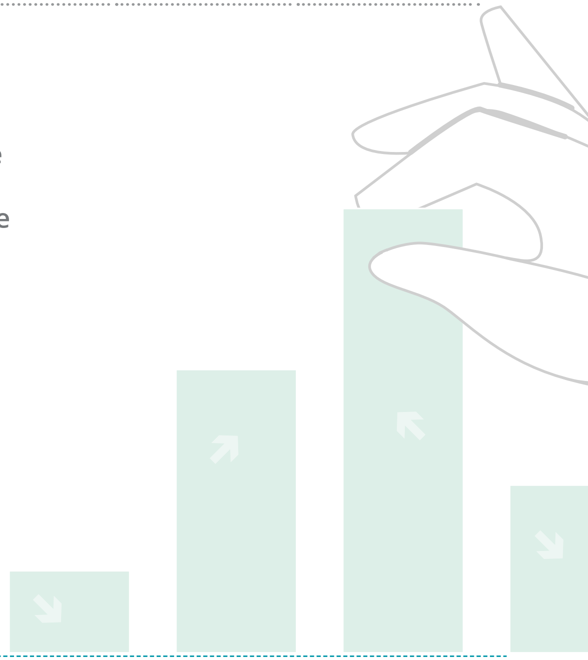
	April 2019	April 2024	April 2025	
Occupancy	87%	83%	87%	▲
ADR	€154	€178	€175	▼
RevPAR	€134	€148	€152	▲

▲ Annual increase

▼ Annual decrease

Source: STR





The Crane

Construction activity leaps forward, with strong Dublin City focus

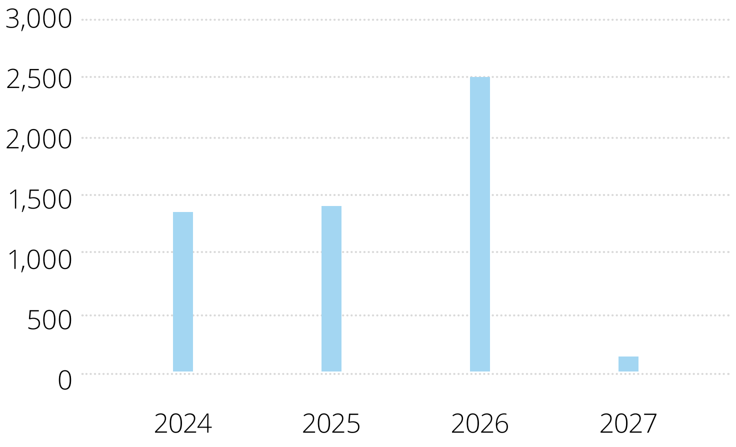
The volume of new rooms added to the hospitality market declined last year. Just 1,360 new keys were added in 2024, a decrease of 17% annually.
The majority of these completions were in Dublin, with new openings including the Ruby Molly, the Leinster Hotel and the NYX Hotel, Portobello. Outside the capital, completions included The Moxy, Cork City, Premier Inn Cork City Centre, Radisson Red in Galway and Ravensport Resort in Wexford.

As of Q1 2025, some 4,060 rooms were under construction with Dublin absorbing the lion's share. This represents a significant rise on last year's Crane Survey as several large hotels commenced construction, including at Dublin Airport, where 410 rooms are set to be delivered by Accor and The Arora Group. The hotel will operate as a Sofitel Hotel, the first in Ireland and is due to open in late 2026. The arrival of Sofitel continues the recent trend of new brands emerging in the Irish market.

In total, 1,410 new rooms are due to be added in 2025. Schemes of note to complete construction in 2025 include The Mercantile Hotel, Dublin 2 (105 keys) which has just opened its doors after 5 years of refurbishment and extension, CitizenM, St. Patrick's Hotel, Dublin 8 (245 keys) and Point A Hotel, The Liberties (95 keys). A further 2,510 beds are due to be delivered in 2026, with the remaining beds under construction due to be delivered in 2027.

Beyond what is currently under construction, it is difficult to assess potential new deliveries in the years ahead across Dublin, Cork, Limerick and Galway. Although there is a significant volume of space with plans granted, viability and planning delays are reported to remain as key challenges to getting on site.

New Rooms Delivered to Hotel Market



Source: Deloitte

In total,

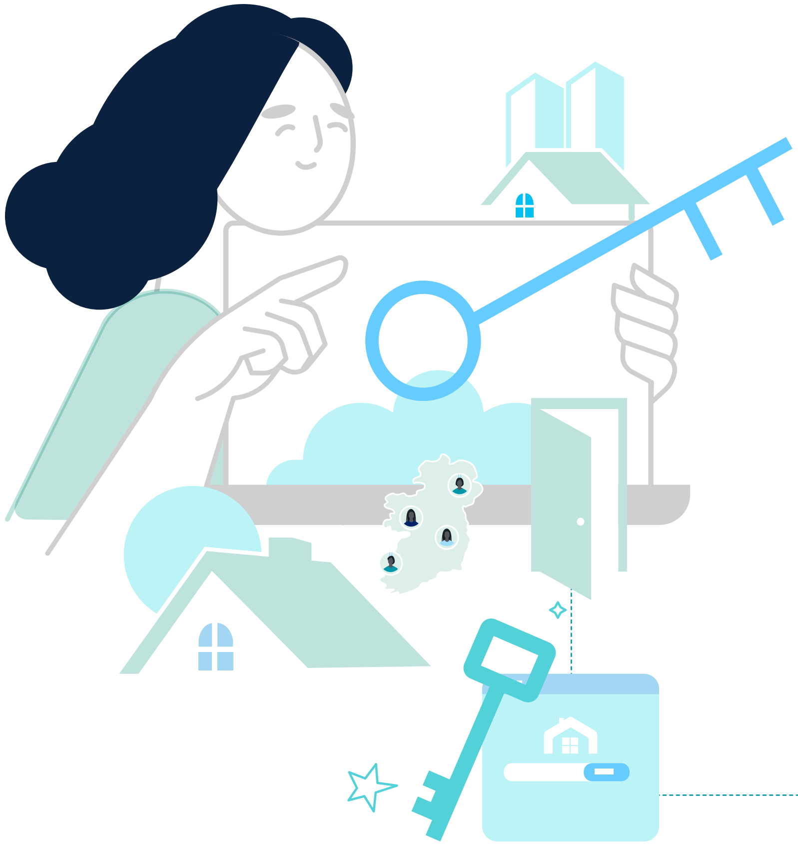
1,410

new rooms are due to be added in 2025

Offices

The Occupier

Leasing activity returns, however capital values yet to recover

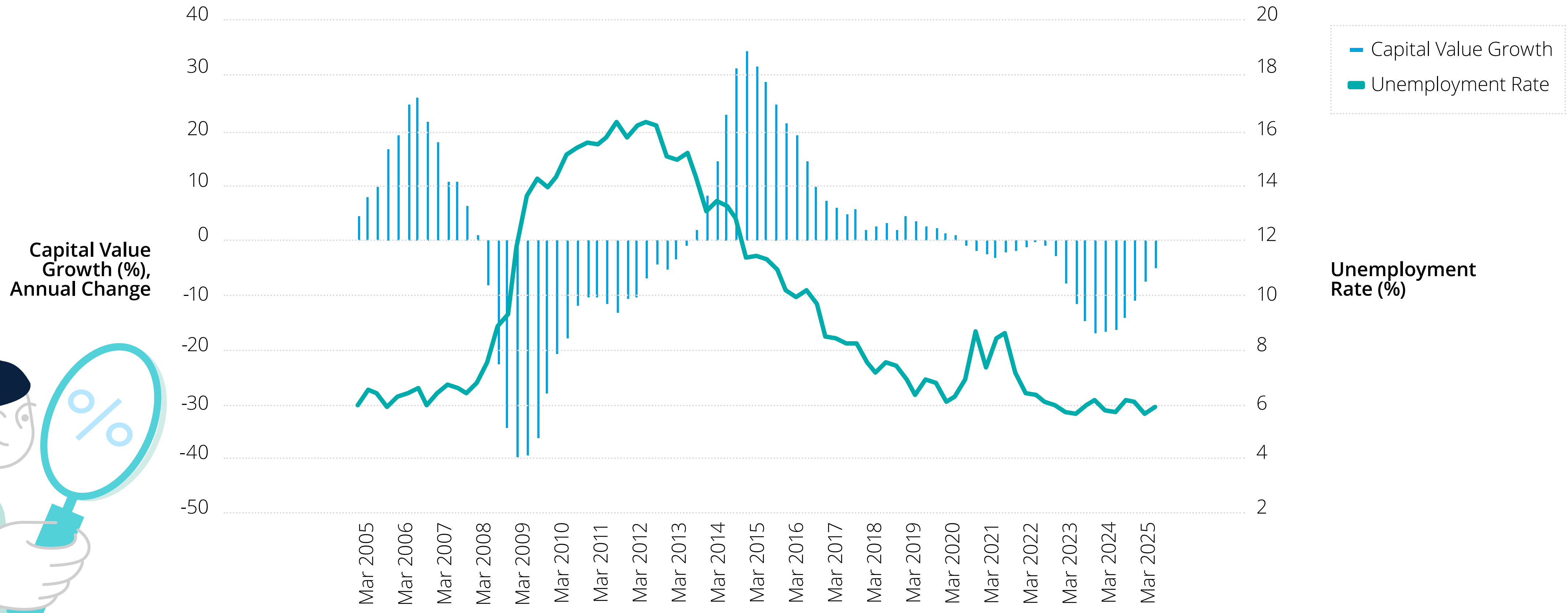


2024 recorded a rebound in office leasing activity, with total take up reaching 210,000 sq m, an annual increase of 66%.[10] This was driven by several large lettings including Deloitte, at 1 Adelaide Road, Dublin 2 (14,400 sq m), Stripe, at One Wilton Park, Dublin 2 (14,195 sq m) and EY at Two Wilton Park, Dublin 2 (12,395 sq m). This improvement in occupier demand continued in the opening quarter of 2025, with a total of 40,560 sq m taken up in the quarter and some 117,000 sq m reserved at the end of the quarter.[11]

Despite the rise in leasing activity, office values have continued to decline. In Q1 2025, capital values declined -4.9%. There have now been 20 consecutive quarters in which a decline has been recorded on an annual basis. That is just one quarter short of the previous contraction recorded in the wake of the Great Financial Crisis (GFC), however, the depth of the fall is much smaller this time around. Nevertheless, this is extraordinary, as external macroeconomic indicators are quite different. There is a record volume of people employed (2.8m as of Q1 2025) and an unemployment rate of just 4% as of May 2025. This compares to a peak unemployment rate of 16.2% in December 2011[12]. Of course, other factors are at play which are influencing the office market, namely the impact of changing work patterns post the pandemic.

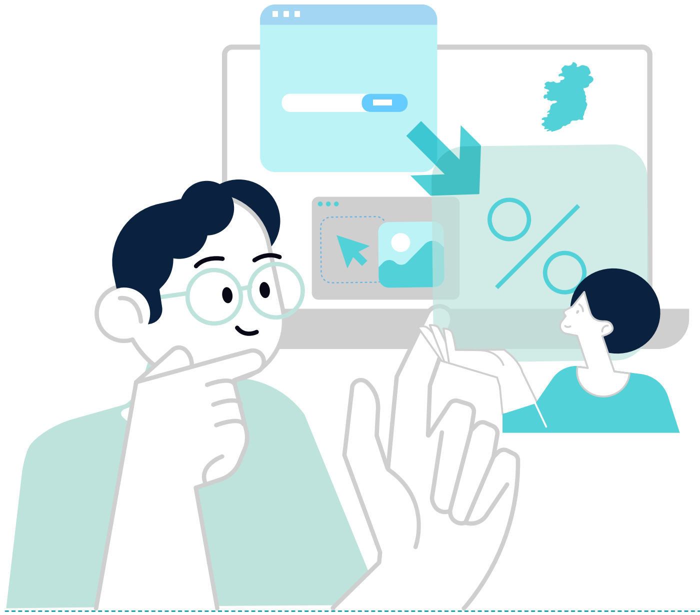
Vacancy rates are expected to decline in 2025[13] and with it, letting activity may improve further also. The recovery in values should follow, however this may not be equal across all locations and assets.

Capital Value Growth and Unemployment Rate



Source: MSCI, CSO

The Crane
Rise in new space delivered masks fall off in construction activity



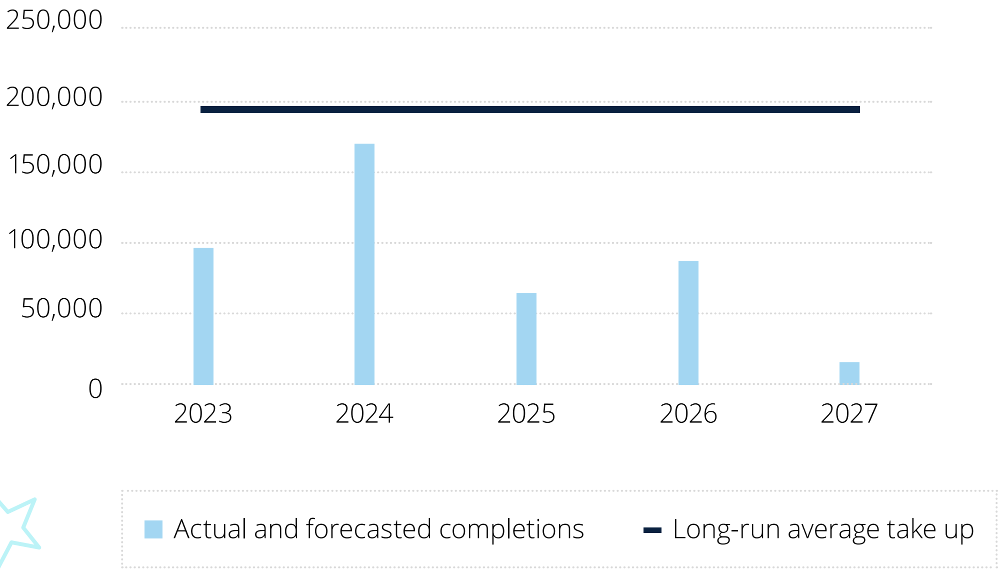
Completions in the Dublin office market rose last year to 169,500 sq m, a substantial increase on 2023 volumes of 95,400 sq m. This rise was expected and should not be regarded as an indication of increased construction activity within the sector. Instead, it reflects the completion of an overhang of stock. Completions include College Square, Dublin 2 (39,000 sq m), Two & Three Wilton Park, Dublin 2 (31,700 sq m), Coopers Cross Building 2, Dublin 1 (26,731 sq m) and Block N1, Sandyford, Co Dublin (18,750 sq m). Post completion, Workday were announced as the sole tenant for College Square, marking the largest single office deal in Europe since the pandemic.

Looking ahead, as of Q1 2025 a total of 144,450 sq m was under construction in Dublin city, meaning the delivery pipeline is significantly reduced.

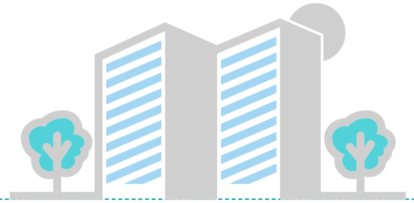
In total 63,350 sq m is due to be delivered in 2025. This includes the already completed space at 25 North Wall Quay, A&L Goodbody's new headquarters in the opening quarter and 5,570 sq m at Leeson Lane. All remaining space is located in Dublin 2, including the Treasury Annex building (10,000 sq m), Boland's Bakery (formally known as the Treasury Building, 7,800 sq m) and 2 Grand Canal Quay (13,470 sq m). At present, no new speculative space is due to be delivered in Dublin 2 beyond 2025.

A further 86,500 sq m is due to reach practical completion in 2026, however this is largely driven by Harcourt Square which is pre-let in full to KPMG and Waterfront Central, North Wall Quay which will see Citi Bank occupy 60%.

Supply of new office space
Sq m



Source: Deloitte
Forecasted completions based on space currently under construction only.
Long Run Annual Take Up sourced from CBRE



Lastly, in 2027, the only delivery expected based on current construction statistics is 1 Adelaide Road (14,850 sq m), which is pre-let in full. Therefore, 2027 may potentially be the first year since 2015 that no new speculative office space will be delivered in the city. 1 Adelaide Road is the only office building to have commenced construction over the last number of quarters.

Outside of construction activity, there are a number of schemes which are ready to commence construction, with demolition and site clearance largely complete. However there continues to be uncertainty regarding the commencement of any further work on a speculative basis. Examples include; One Pembroke, Dublin 4 (formerly Carrisbrook House) where planning is granted for a 10-storey building of 12,000 sq m and No. 1 Ballsbridge Park (formerly known as Zurich House), where planning is granted for an 8-storey building of 19,150 sq m.

About Us

Our Sector Leaders

Daniel Lockley
Partner
Debt and Capital Advisory
dlockley@deloitte.ie
+353 1 417 8835

Stephen Prendiville
Partner
Infrastructure, Transport &
Regional Government Lead
sprendiville@deloitte.ie
+353 1 417 8867

Michael Flynn
Partner
Global Infrastructure, Transport, &
Regional Government Leader Global
Financial Advisory | Infrastructure &
Capital Projects – EMEA Leader
micflynn@deloitte.ie
+353 417 2515

Kate English
Director
Chief Economist
kenglish@deloitte.ie
+353 1 417 1385

About Us

Real Estate Advisory Team

John Vaudin,
Managing Director,
Real Estate Advisory
jvaudin@deloitte.ie
+353 86 609 0304

David Reddy
Director
Real Estate Advisory
davreddy@deloitte.ie
+353 1 407 4829

Real Estate Finance Team

Gavin Cullen
Managing Director
Debt & Capital Advisory
gcullen@deloitte.ie
+353 1 417 8822

Shane Treacy
Director
Debt & Capital Advisory
streacy@deloitte.ie
+353 1 417 3885

Tom Killeen
Director
Debt & Capital Advisory
tkilleen@deloitte.ie
+353 1 417 2901

Real Estate Tax Advisory Team

Shane Wallace
Partner
Tax
shawallace@deloitte.ie
+353 1 417 3091

Pádraig Cronin
Partner
Tax
pcronin@deloitte.ie
+353 1 417 2417

Niall Glynn
Partner
Tax
nglynn@deloitte.ie
+353 1 417 2206

About Us

Government & Infrastructure Advisory Team

Marie Lucy
Partner
Renewable Energy Leader
mlucey@deloitte.ie
+353 1 417 2632

Ger Butler
Managing Director
Infrastructure & Capital Projects
gbutler2@deloitte.ie
+3531 417 1331

Rebecca Robinson
Director
Sustainable Building Solution
Lead Ireland
rebrobinson@deloitte.ie
+353 1 417 8518

Audit & Assurance

Brian Murphy
Partner
Audit & Assurance
brianmurphy@deloitte.ie
+353 1 417 8916

Rory Brown
Partner
Audit & Assurance
rorbrown@deloitte.ie
+3531 417 5745

Brian Jackson,
Partner
Audit & Assurance,
brjackson@deloitte.ie
+353 1 417 2975

Aoife Connaughton,
Managing Director
Sustainability & Climate
Advisory
aconnaughton@deloitte.ie
+353 1 417 3198

References

1. Department of Finance, Report on the availability, composition and flow of finance for residential development, 2024
2. CSO
3. CSO
4. BPFI
5. Central Bank of Ireland
6. Higher Education Authority
7. CSO
8. CSO
9. STR
10. CBRE, Dublin Office Market, Q4 2024
11. CBRE, Dublin Office Market, Q1 2025
12. CSO
13. Knight Frank Dublin Office Market Report, January/February 2025

At Deloitte, we make an impact that matters for our clients, our people, our profession, and in the wider society by delivering the solutions and insights they need to address their most complex business challenges. As the largest global professional services and consulting network, with over 450,000 professionals in more than 150 countries, we bring world-class capabilities and high-quality services to our clients.

In Ireland, Deloitte has over 3,000 people providing audit, tax, consulting, financial advisory, and risk advisory services to public and private clients spanning multiple industries. Our people have the leadership capabilities, experience and insight to collaborate with clients taking them wherever they want to go.