



86 Lisburn Road, Belfast, BT9 6AF

To Let | 2,435 sq ft

Self-Contained Office Accommodation

028 9020 5900
mcconnellproperty.com



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Summary

- Rent: £27,500 per annum
- Business rates: £12,970.45 per annum
- VAT: Not applicable
- Legal fees: Each party to bear their own costs
- EPC: C (70)
- Lease: New Lease

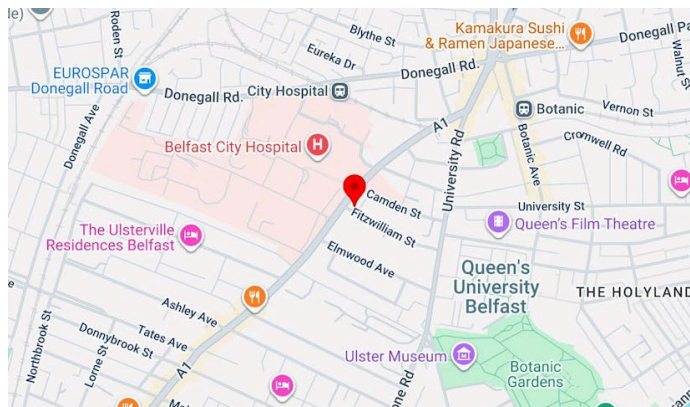
Further information

- [View details on our website](#)

Contact & Viewings

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Location

Lisburn Road is one of the main arterial routes in and out of the City and links Belfast City Centre with the South Belfast regions. The subject property therefore benefits from excellent transport links throughout the province.

This self-contained period building provides excellent, bright office accommodation in a popular location on Lisburn Road, opposite the City Hospital and close to the Queen's University Belfast.

Description

The offices are arranged over ground, basement and three upper floors with the added benefit of at least 5 private car park spaces within the demise.



Internally the space is finished to include laminate flooring, plastered and painted walls, a mix of recessed and fluorescent strip lighting, and excellent natural lighting from glazing to the front and rear of the property.

Accommodation

Name	sq ft	sq m	Availability
Basement	462	42.92	Available
Ground	478	44.41	Available
1st	500	46.45	Available
2nd	480	44.59	Available
3rd	515	47.85	Available
Total	2,435	226.22	

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