



Office Accommodation

Property Highlights

- Highly accessible South Belfast location.
- 2nd and 3rd floor office space available.
- Benefits from high levels of vehicular and pedestrianised footfall.

For more information, please contact:

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Location

The subject premises are located on the Malone Road one of Belfast's main arterial routes which provides ease of access to Belfast City Centre, the A55 outer ring and the motorway network.

Description

Situated within a converted period residence the offices are finished to include plastered painted walls, carpeted floors and fluorescent strip lighting. Kitchen and wc facilities are also provided.

Accommodation

The premises provide the following approximate areas:

Description	Sq Ft	Sq M
Second Floor	615	57.13
Third Floor	600	55.74

Lease

Term	Negotiable.
Rent	On application.
Repairs	Equivalent to full repairing terms by way of a service charge.
Insurance	Tenant to reimburse landlord in respect of a fair proportion of the buildings insurance premium.

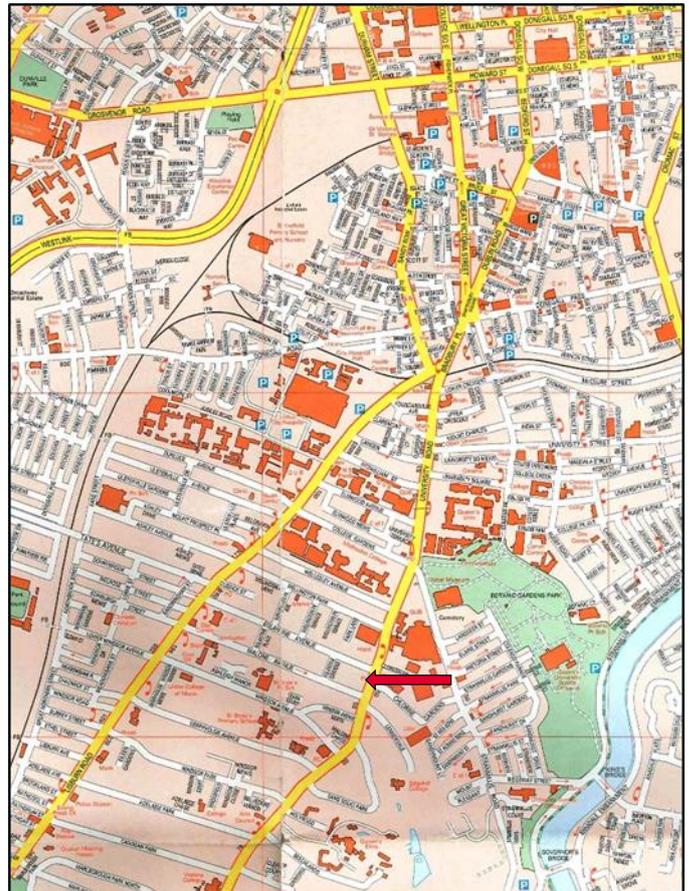
NAV

To be assessed. Rate in the £ for Belfast 2018/2019 is 0.602803

VAT

All prices, rentals and outgoings are quoted exclusive of VAT but may be chargeable at the prevailing rate.

EPC



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