

RETAIL UNITS TO LET

54 King Street, Belfast, BT1 6BZ

CBRE NI
PART OF THE AFFILIATE NETWORK



RETAIL UNITS TO LET

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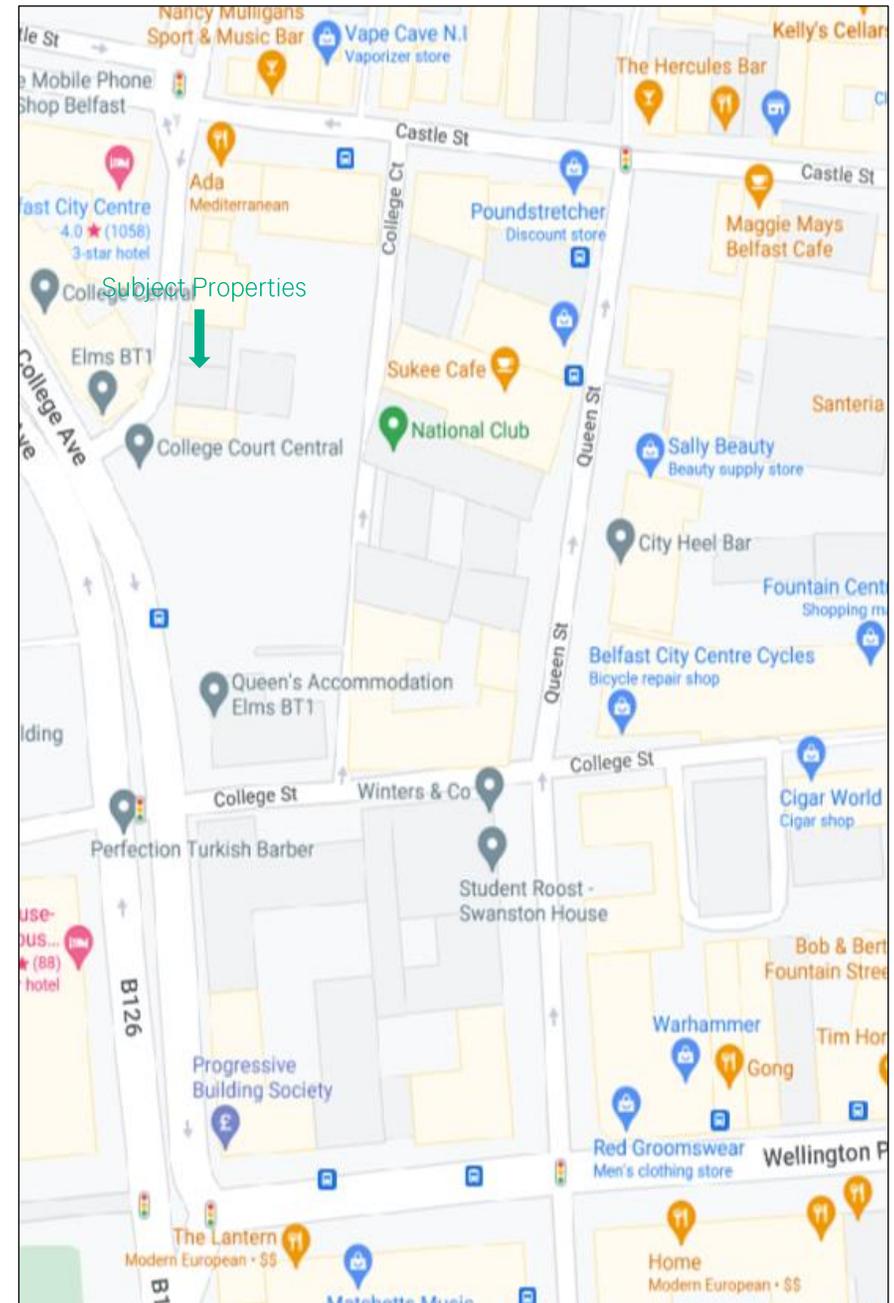
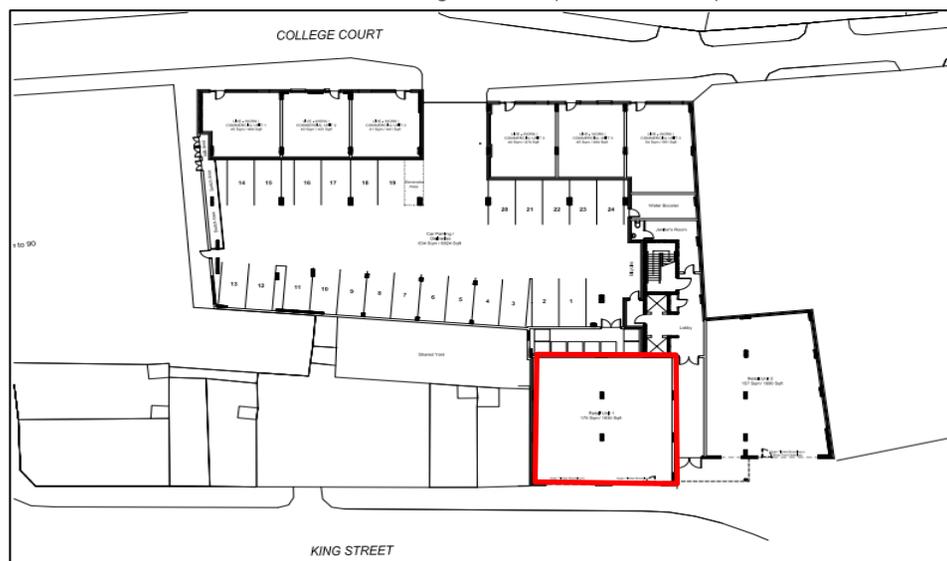
Key Benefits

- City Centre Location
- 960 Residential/Student apartments in the immediate vicinity
- Located 0.5 miles from Grand Central Station
- 8-minute walk to Victoria Square
- George Best Belfast City airport within a 10-minute drive
- May be suitable for hot food use, subject to all necessary consents

Location

The subject occupies a prominent frontage onto King Street which facilitates extremely high levels of traffic going north or west from Belfast city centre. King Street is less than 300m from Belfast's prime retail pitch and just 30 metres from bustling Castle Street. The new Grand Central Station is located 0.5 miles from the subject properties.

The property is 200 metres from Castle Court Shopping Centre and a short walk to the Cathedral Quarter with the area surrounding the site comprising a mix of uses including residential, commercial, restaurants, bars and pubs. Including Room2 Belfast Homestay, The Ibis Hotel, Queens Elms BT2 and The College Court Apartment Complexes.



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Description

54 King Steet benefits from a previous fit out to include carpeted floors, suspended ceilings, heating and colling, recessed fluorescent lighting, double glazed shop front and WC's.

The unit may be suitable for hot food use, subject to all necessary consents.

56 King Street is also available and extends to 1,690 sq ft.

Lease Details

Rent	£30,000 per annum
Term	Negotiable
Repairs/Insurance	Effective full repairing and insuring basis
Service Charge	A service charge will be levied to cover external repairs and maintenance to common areas etc

Rateable Value

For 54 King Street, we have been advised by Land and Property Services that the rate in the £ for 2024/25 is £0.599362 therefore, the estimated rates payable for 2024/25 is £8,331.13.

Accommodation

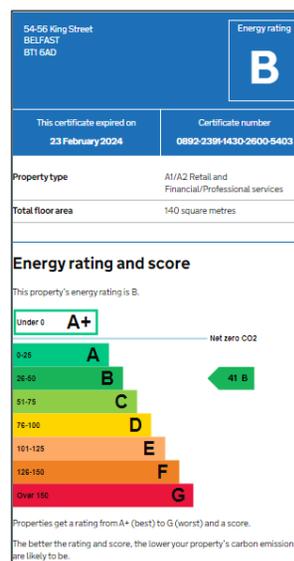
Area	Sq Ft	Sq M
54 King Street	2,540	236

AML

CBRE NI are required to obtain evidence of the identity and proof of address of potential purchasers/tenants as part of mandatory anti-money laundering checks.

EPC

A copy of the EPC Certificates are available below and can be made available on request



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Contact Us

Lisa McAteer
Senior Director
T: 07920188003
E: stlisa.mcateer@cbreni.com

Rory Kelly
Graduate Surveyor
T: 07557760331
E: rory.kelly@cbreni.com

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