

FOR SALE

McKIBBIN

COMMERCIAL PROPERTY CONSULTANTS

02890 500 100



OFFICE/COMMERCIAL
BUILDING
WITH PARKING FOR
4 CARS

10 FINAGHY ROAD SOUTH
BELFAST
BT10 0DR

C. 113 M² (1,215 FT²)

CONTACT:

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MCKIBBIN PROPERTY CONSULTANTS

Callender House

58-60 Upper Arthur Street

Belfast BT1 4GJ

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10 FINAGHY ROAD SOUTH, BELFAST BT10 0DR

DESCRIPTION

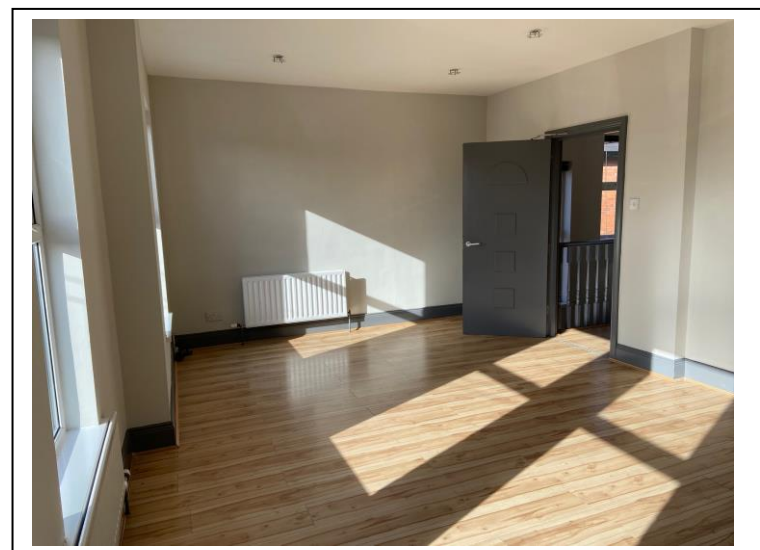
- The subject premises comprises a 2 ½ storey semi-detached building, formally in use as a crèche. The building has recently been refurbished and is now suitable for a variety of uses to include offices, surgery etc.
- The property comprises a total area of approximately 113 m² (1,215ft²) together with attic storage and garage to the rear. There is parking to the front and side of the building for 4 cars.

LOCATION

- The premises occupy a prominent location on Finaghy Road South, close to its junction with the Upper Lisburn Road in South Belfast and approximately 4 miles from the city centre.
- The surrounding area benefits from a high level of footfall due its proximity to Finaghy Health Centre, nearby pharmacies and other medical uses together with Iceland Supermarket, located opposite.

ACCOMMODATION

Ground Floor	Area	
Reception	– c . 8.58 m ²	(92 ft ²)
Office 1	– c.17.58 m ²	(189 ft ²)
Office 2	– c.35.38 m ²	(381 ft ²)
First Floor		
Office 3	– c.22.81 m ²	(245 ft ²)
Office 4	– c.10.34 m ²	(111 ft ²)
Office 5	– c. 9.22 m ²	(99 ft ²)
Kitchen	– c. 9.09 m ²	(98 ft ²)
Male and Female WC		
Total Net Internal Area	– c. 113 m²	(1215 ft²)
Attic Storage	– c. 17.06 m ²	(184 ft ²)
Garage	– c. 10.36m ²	(112 ft ²)



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SALE DETAILS

Title:

Assumed Freehold or Long Leasehold, subject to a nominal ground rent.

Price:

Offers are invited in the region of £220,000, exclusive.

VAT:

All prices, outgoings and rentals are exclusive of, but may be liable to Value Added Tax.

FURTHER INFORMATION

For further information or to arrange an inspection of the property please contact:

Brian Wilkinson
bw@mckibbin.co.uk

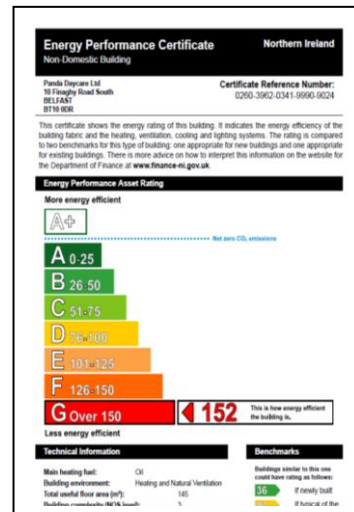
Richard Moneypenny
rm@mckibbin.co.uk

Joint Agent: Hampton Estates Tel: 0290642888

RATES INFORMATION

NAV (Reval 2020) £9,200
Rate in £ 20/21 0.538166
Rates payable 20/21 £3,960.90
(inc 20% Small Business Rates Relief)

EPC



McKIBBIN PROPERTY CONSULTANTS CHARTERED SURVEYORS
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