

McKIBBIN

COMMERCIAL PROPERTY CONSULTANTS

02890 500 100



TO LET

**SUPERB LOFT STYLE
OFFICES WITH CAR
PARKING**

**FIRST FLOOR
84-94 GREAT PATRICK STREET
BELFAST
BT1 2LU**

c. 3,500 SQ FT

CONTACT:

**Michael Hopkins
E: mph@mckibbin.co.uk**

**McKIBBIN COMMERCIAL
PROPERTY CONSULTANTS
CHARTERED SURVEYORS**

Callender House,
58-60 Upper Arthur Street,
Belfast BT1 4GJ

T: 02890 500100
E: property@mckibbin.co.uk



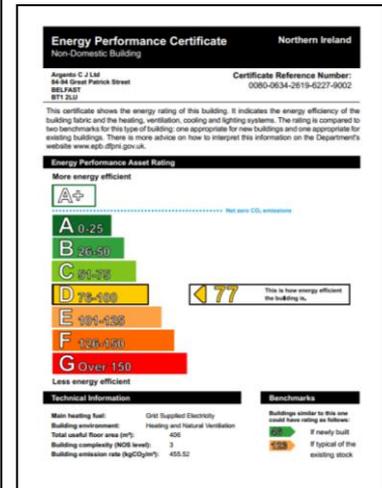
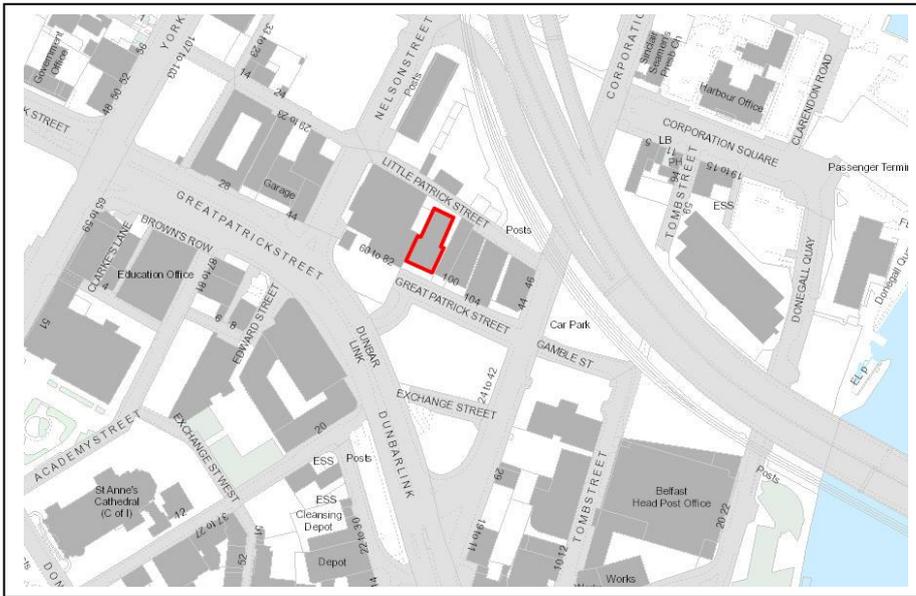
- Excellent location on northern side of Belfast City Centre business district, adjacent to Northern Ireland's two major motorway networks and the new University of Ulster complex.
- This superb building has been transformed into a stunning "loft style" office development with a combination of open plan and private offices with high ceilings and excellent natural lighting. It is finished to an extremely high standard and ready for occupation with minimal ingoing expenditure.
- On-site car parking for 4 cars. Additional spaces are available.

mckibbin.co.uk

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TO LET

Superb loft style offices with car parking
First Floor, 84-94 Great Patrick Street, Belfast



LEASE DETAILS

Term:
Negotiable.

Rent:
£50,000 per annum, plus VAT.

Repairs:
The tenant will be responsible for internal repairs and a fair proportion of external repairs.

VIEWING

Strictly by appointment with McKibbin Commercial.

Contact: Michael Hopkins
Tel: 02890 500 100
Email: mph@mckibbin.co.uk

ACCOMMODATION

	Area
First Floor Offices	– c. 3,500 sq ft
Boardroom, Kitchen, WC's & Shower	
Car Parking	– 4 spaces
Additional on-site spaces are available at £750 per space.	

RATES INFORMATION

NAV £17,500
Rate in £ 2021/22 = 0.543147
Rates Payable 21/22 = £9,505

VAT

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

