

## 028 90 205 900

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### TO LET

Warehouse / Storage Accommodation from 1,544 sq ft (143.4 sq m) up to 20,250 sq ft (1,881 sq m)

182 Cambrai Street BELFAST BT13 3JH





Cambrai Street is located 2 miles north of the City Centre and links the Shankill Road and Crumlin Road.

This modern warehouse unit is of steel portal frame construction with profile metal cladding, dock leveller, 19 ft eaves and electric roller shutter.

On site security and 24 hour CCTV system.



The Independent Commercial Propert Consultants Networ MONTGOMERY HOUSE, 29-31 MONTGOMERY STREET, BELFAST BT1 4NX T: 028 90 205 900 E: info@mcconnellproperty.com



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#### LOCATION

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#### DESCRIPTION

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#### LEASE DETAILS

Term: Negotiable

- Rent: Negotiable
- NAV: To be assessed
- **Repairs:** Full repairing lease. Tenant responsible for refund of fair proportion of landlord's building insurance premiums.
- **VAT:** Rentals and outgoings are quoted exclusive of though may be liable to Value Added Tax.
- EPC
- D-91

#### VAT

All figures quoted are exclusive of, but may be liable to Value Added Tax.

#### VIEWING

Strictly by appointment with McConnell Chartered Surveyors

- Contact: Andrew Agnew or Shaun Wallace
- Tel: 028 90 205 900
- Email: andrew.agnew@mcconnellproperty.com

#### Website: www

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