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Large Industrial Unit
18,438 sq. ft

Industrial Unit at The Green,
51 Green Road,
Ballyclare

TO LET

PROPERTY SUMMARY

- Industrial unit located within a large former Mill complex
- Red brick unit of 18,438 sq. ft.
- Suitable for a variety of uses
- Communal on site car parking.

LOCATION

Ballyclare is a well-connected commuter town, with the A57 road leading from Belfast International Airport and the A8, from Belfast City Centre, leading straight to the town via the Hillhead Road. It is the largest rural settlement within the Newtownabbey area and is a busy provincial market town.

The subject property is situated on Green Road, to the south of the town centre, which connects with the A8 dual carriageway.



DESCRIPTION

Large industrial unit, set within a large former Mill complex, close to A8 dual carriageway.

The property comprises a large red brick unit with 6.5m ridge height. The unit is accessed via a roller shutter door.

The unit is suitable for a variety of uses. Externally the property benefits from communal car parking areas.

ACCOMMODATION

Sq Ft	Sq M
18,438	1,712.96

LEASE DETAILS

Term	Negotiable
Rent	POA
Repairs	Fully Repairing and Insuring basis by way of contribution to service charge.
Service Charge	Tenant to contribute towards service charge for upkeep of the common areas.
Insurance	Landlord to insure the premises and Tenant to reimburse the insurance premium.



RATEABLE VALUE

The NAV for the subject unit is unavailable and it needs to be reassessed by Land and Property Services.

Tenant to be responsible for payment of the rates payable.

EPC

A copy of the EPC Certificate can be made available upon request.

VAT

All prices, rentals and outgoings are quoted exclusive of VAT which may be chargeable.



VIEWING AND FURTHER INFORMATION

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