



For Sale
Development Opportunity with investment income
Lands to the rear of 37-43 Main Street, Moira, BT67 0LQ



McKIBBIN
COMMERCIAL

028 90 500 100

SUMMARY

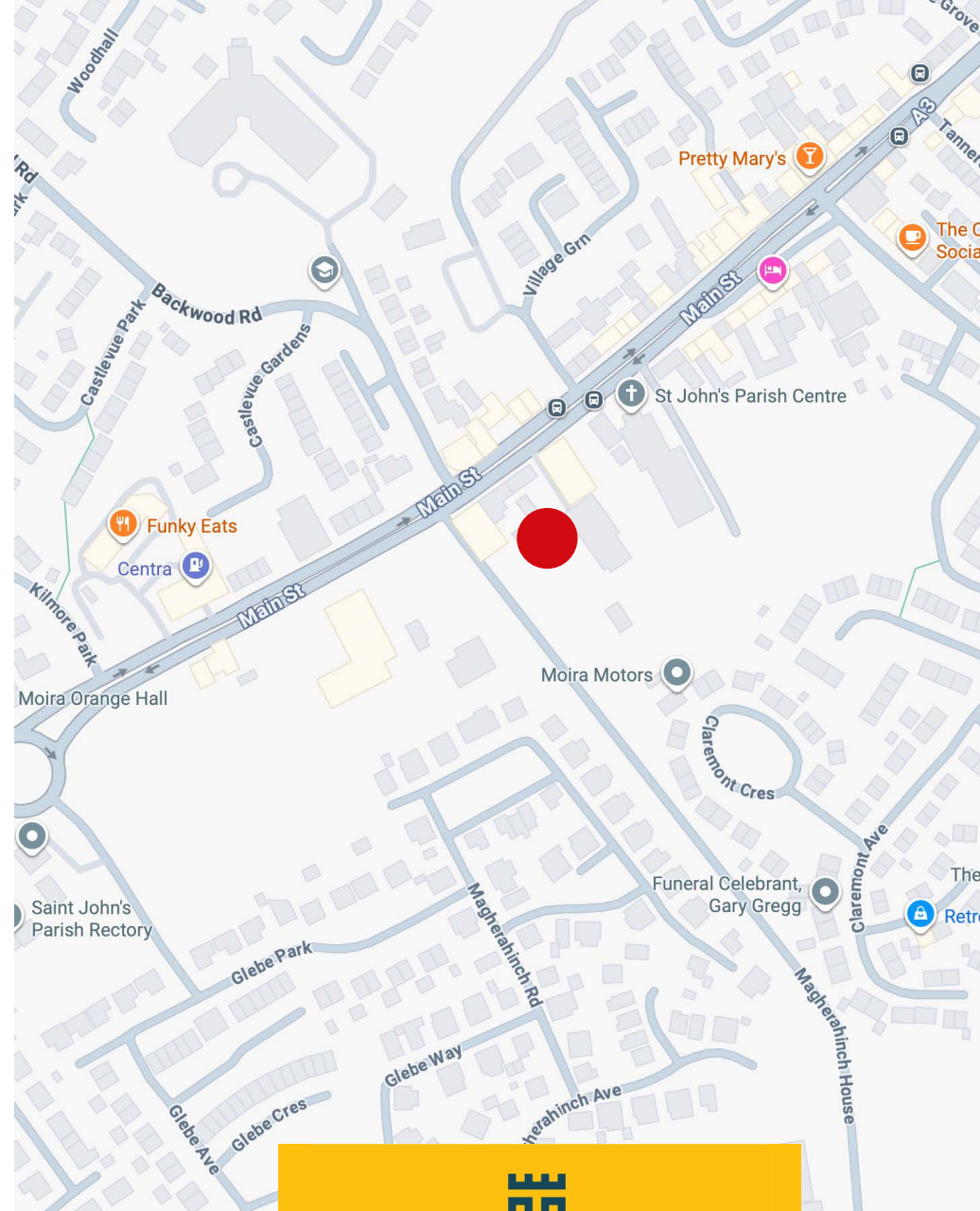
- Development opportunity of approximately 0.71 acres.
- Short-term income from part of the site from Moira Motors.
- Accessible location in popular village of Moira.

DESCRIPTION

- Commercial yard with development potential of approximately 0.71 acres to the rear of 37-43 Main Street, which are part leased by Moira Motors with the remainder vacant.
- The land is accessed via shared internal access road off Main Street and currently comprises workshop space within two commercial buildings, together with hardstanding. The site is enclosed on its boundaries by a range of hedgerows and trees, while part of the land at the rear of Main Street is covered in grass.
- Lease details are available to interested parties, on request.

LOCATION

- The property occupies a high profile location on the southern side of Main Street in the heart of Moira, Co Down.
- Moira is an extremely popular village located off Junction 9 Interchange of the M1 Motorway, which also links with the A26 leading to Antrim and Belfast International Airport.
- The village has expanded significantly in recent times and currently has a population of 4,879.



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ACCOMMODATION

Number	Tenant	Sq Ft
37A (Yard & Sheds)	Moirra Motors	Shed 1: 1136 Shed 2: 1127

LEASE DETAILS

Lease and rental details are available on request to the agents.

ASKING PRICE

Offers are invited in the region of £180,000, exclusive.

TITLE

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

VAT

All prices, outgoings and rentals are exclusive of, but may be liable to value added tax.



Not To Scale. For indicative purposes only.

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CONTACT

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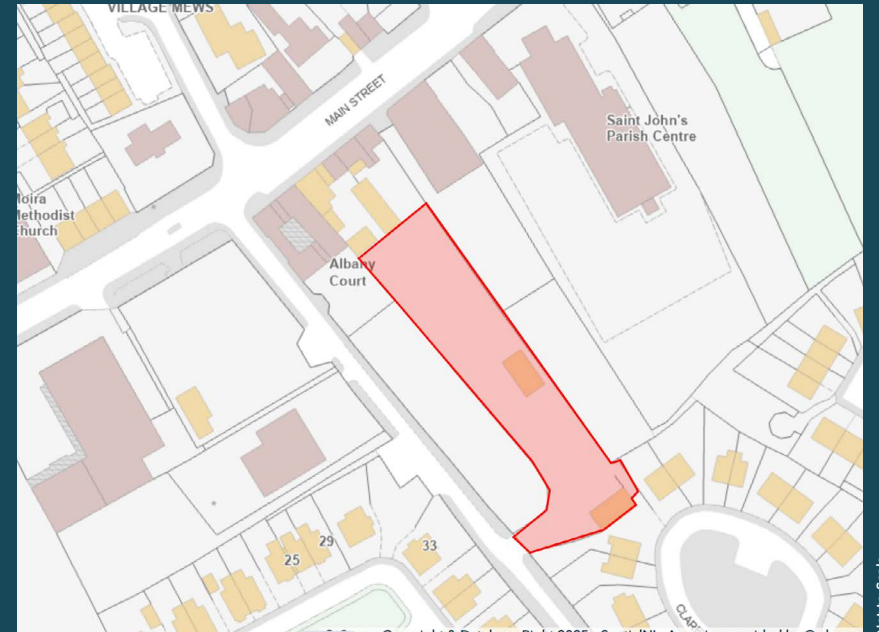
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