

RETAIL UNITS TO LET

54-56 King Street, Belfast, BT1 6BZ

CBRE NI
PART OF THE AFFILIATE NETWORK



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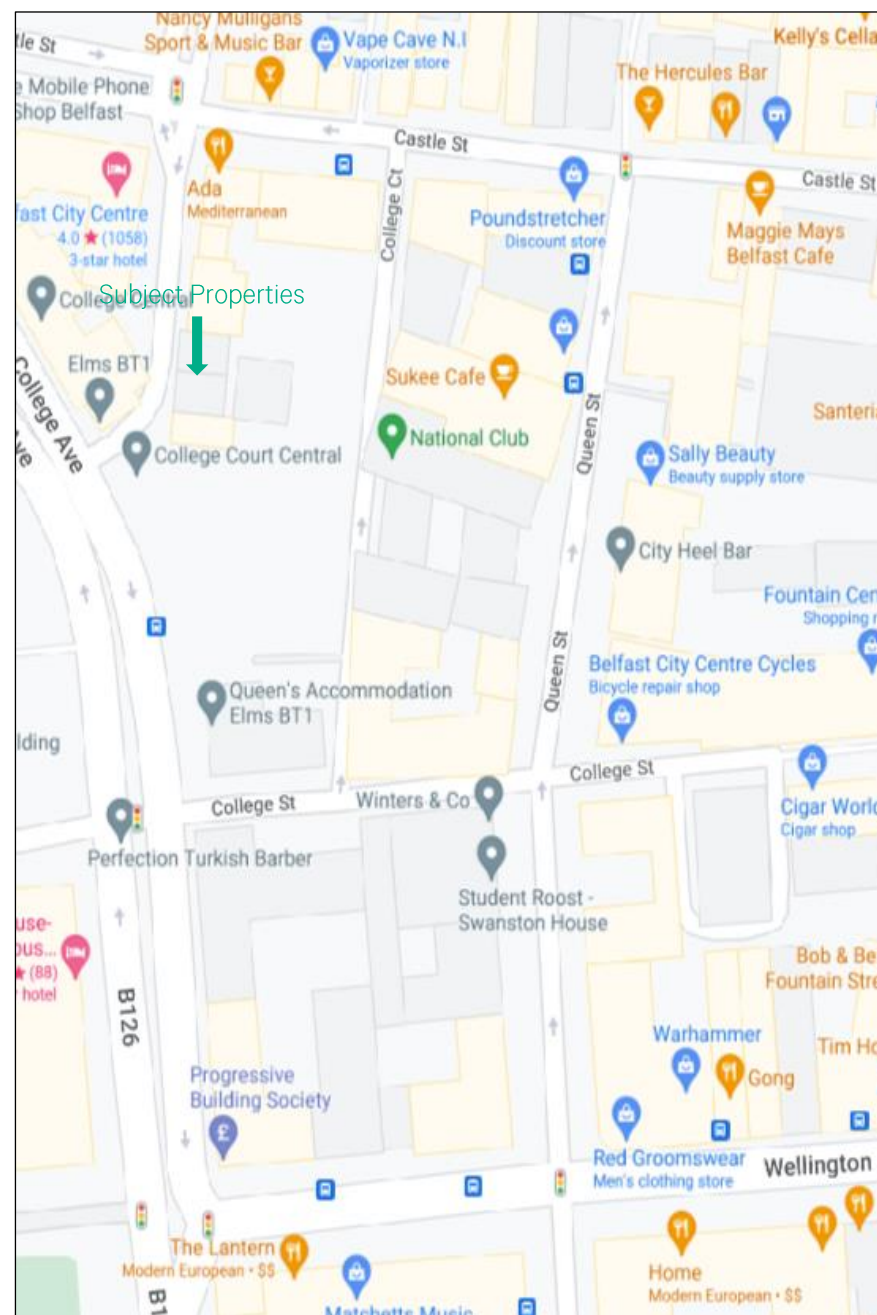
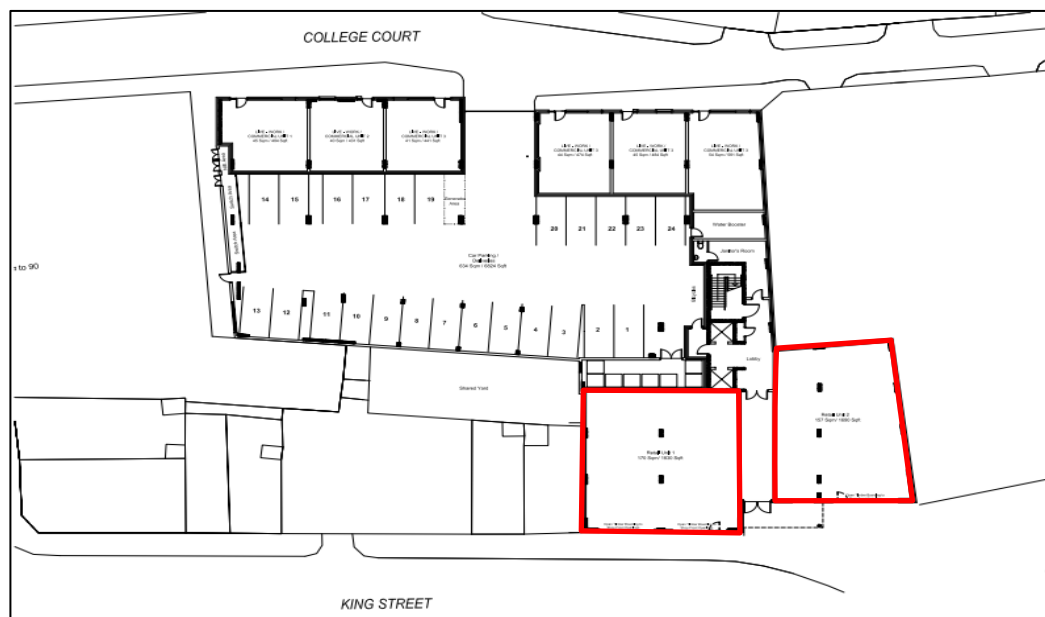
Key Benefits

- City Centre Location
- Located 0.5 miles from Grand Central Station
- 8-minute walk to Victoria Square
- George Best Belfast City airport within a 10-minute drive

Location

The subject occupies a prominent frontage onto King Street which facilitates extremely high levels of traffic going north or west from Belfast city centre. King Street is less than 300m from Belfast's prime retail pitch and just 30 metres from bustling Castle Street. The new Grand Central Station is located 0.5 miles from the subject properties.

The property is 200 metres from Castle Court Shopping Centre and a short walk to the Cathedral Quarter with the area surrounding the site comprising a mix of uses including residential, commercial, restaurants, bars and pubs.



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Description

54 King Steet benefits from a previous fit out to include carpeted floors, suspended ceilings, heating and colling, recessed fluorescent lighting, double glazed shop front and WC's.

56 King Street will be handed over in shell specification with powder coated aluminium framed shop fronts, electric roller shutters and all main services brought to a distribution point.

Lease Details

| | |
|-------------------|---|
| Rent | On Application |
| Term | Negotiable |
| Repairs/Insurance | Effective full repairing and insuring basis |
| Service Charge | A service charge will be levied to cover external repairs and maintenance to common areas etc |

Rateable Value

For 54 King Street, we have been advised by Land and Property Services that the rate in the £ for 2024/25 is £0.599362 therefore, the estimated rates payable for 2024/25 is £8,331.13.

For 56 King Street, we have been advised by Land and Property Services that the rate in the £ for 2024/25 is £0.599362 therefore, the estimated rates payable for 2024/25 is £9,290.11.

Accommodation

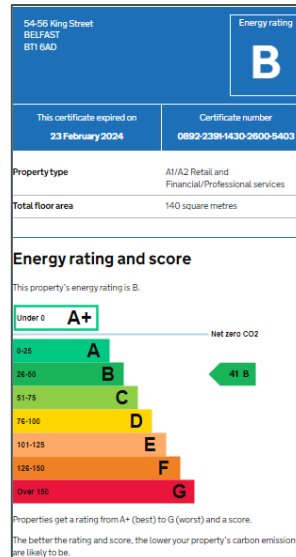
| Area | Sq Ft | Sq M |
|----------------|-------|------|
| 54 King Street | 2,540 | 236 |
| 56 King Street | 1,690 | 157 |

AML

CBRE NI are required to obtain evidence of the identity and proof of address of potential purchasers/tenants as part of mandatory anti-money laundering checks.

EPC

A copy of the EPC Certificates are available below and can be made available on request



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Contact Us

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