McConnell (M) JLL Alliance Partner







Warehouse **Accommodation**

Bloomfield Commercial Centre Factory Street Belfast BT5 5AW

Accommodation extends to 2,000 sq ft

T: 028 90 205 900

E: info@mcconnellproperty.com

- Close proximity to Belfast City Centre
- Available immediately





LOCATION

Bloomfield Commercial Centre is located approximately two miles from Belfast City Centre. The location is highly accessible by car, foot and public transport.

Bloomfield Commercial Centre is located beside Connswater Shopping Centre and Retail Park and can be accessed from the Albertbridge Road via Connswater link or from the Upper Newtownards road via East Bread Street.

DESCRIPTION

Bloomfield Commercial Centre offers a range of small industrial units. Please see availability schedule below.

Unit No	Description	Area	Rent p.a	NAV
24/26	Warehouse	c. 2,000ft²	£8,000	£6,450

The commercial rate in £2024/2025 is 0.599362

Interested parties are advised to make their own enquiries in relation to rates.

LEASE DETAILS

Term: Negotiable

Rent: £8,000 p.a.

Repair: The unit will be offered on effectively full repairing and

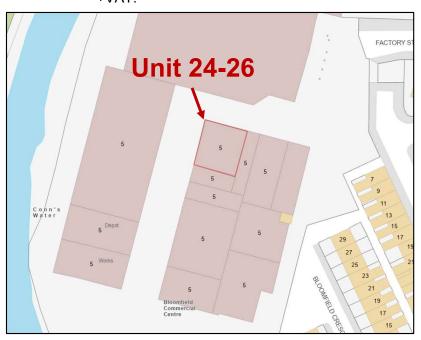
insuring terms via recovery of a service charge.

Service: A service charge will be levied to cover an appropriate

proportion of the cost of external repairs and

maintenance, security, insurance, management and upkeep of common areas. Current Estimate £1.70 psf

+VAT.



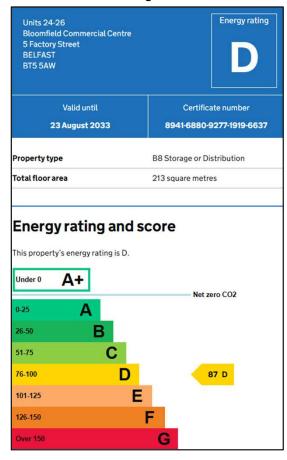
VAT

All prices and outgoings are exclusive of VAT, which will be chargeable.

EPC

The properties current Energy Performance Certificate is 87D.

Please contact the agent for further details.



TO LET – Bloomfield Commercial Centre, Factory Street, Belfast





LOCATION



FURTHER DETAILS

Please contact the agents below for further details or to arrange a viewing.

McConnell (()) JLL



Contact: Frazer Hood / Ross Molloy

Tel: 07753 817 003 / 07443 085 690

Email: frazer.hood@mcconnellproperty.com /

ross.molloy@mcconnellproperty.com

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