

FOR SALE

Development Site
270 Donegall Road, Belfast BT12 6FW



LOCATION

270 Donegall Road is a large corner site, at the junction with Donegall Avenue, spread over 3 floors which benefits from full planning permission (LA04/2017/2797/F) for 2 commercial retail units (ground floor) and 3 one bed apartments above (floors 1 and 2). The Donegall Road is a very busy arterial route in South Belfast. The surrounding area is a mix of high density housing and retail. The site itself is in very close proximity to the City Hospital.

Note: Drawings below have allowed for separate entrances for commercial and residential units. This site represents a fantastic opportunity for the keen investor and developers alike.

ACCOMMODATION (gross internal areas)

| | |
|---------------|--------------------------|
| Retail Unit 1 | c. 570 sq.ft. (53 sq.m.) |
| Retail Unit 2 | c. 614 sq.ft. (57 sq.m.) |
| Apt 1 | c. 474 sq.ft. (44 sq.m.) |
| Apt 2 | c. 377 sq.ft. (35 sq.m.) |
| Apt 3 | c. 474 sq.ft. (44 sq.m.) |

TITLE

Long leasehold 10,000 years

PRICE £104,950

VIEWING By appointment with Sole Agent 028 9042 4747

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