

FOR SALE

Modern Church Hall Building 491-495 Lisburn Road, Belfast BT9 7EZ



This is an excellent modern property situated on the busy and popular Lisburn Road at its junction with Rathcool Street.

This is a location which will be suitable for change of use to retail, offices or restaurant and offers quirky accommodation for same.

It is attractively priced for unconditional offers.

The property offers spacious ground floor accommodation with a large well fitted kitchen. Gas fired heating is installed.

SIZE

Ground Floor:	Reception Area	147 sq.ft.	(136.6 sq.m.)
	Main Hall	982 sq.ft.	(91.3 sq.m.)
	Store	56 sq.ft.	(5.2 sq.m.)
	Kitchen	312 sq.ft.	(30 sq.m.)

Disabled W.C. and Separate W.C.

First Floor:	Office	214 sq.ft.	(19.9 sq.m.)
	Store	70 sq.ft.	(6.5 sq.m.)



PRICE **Offers invited in the region of £275,000**

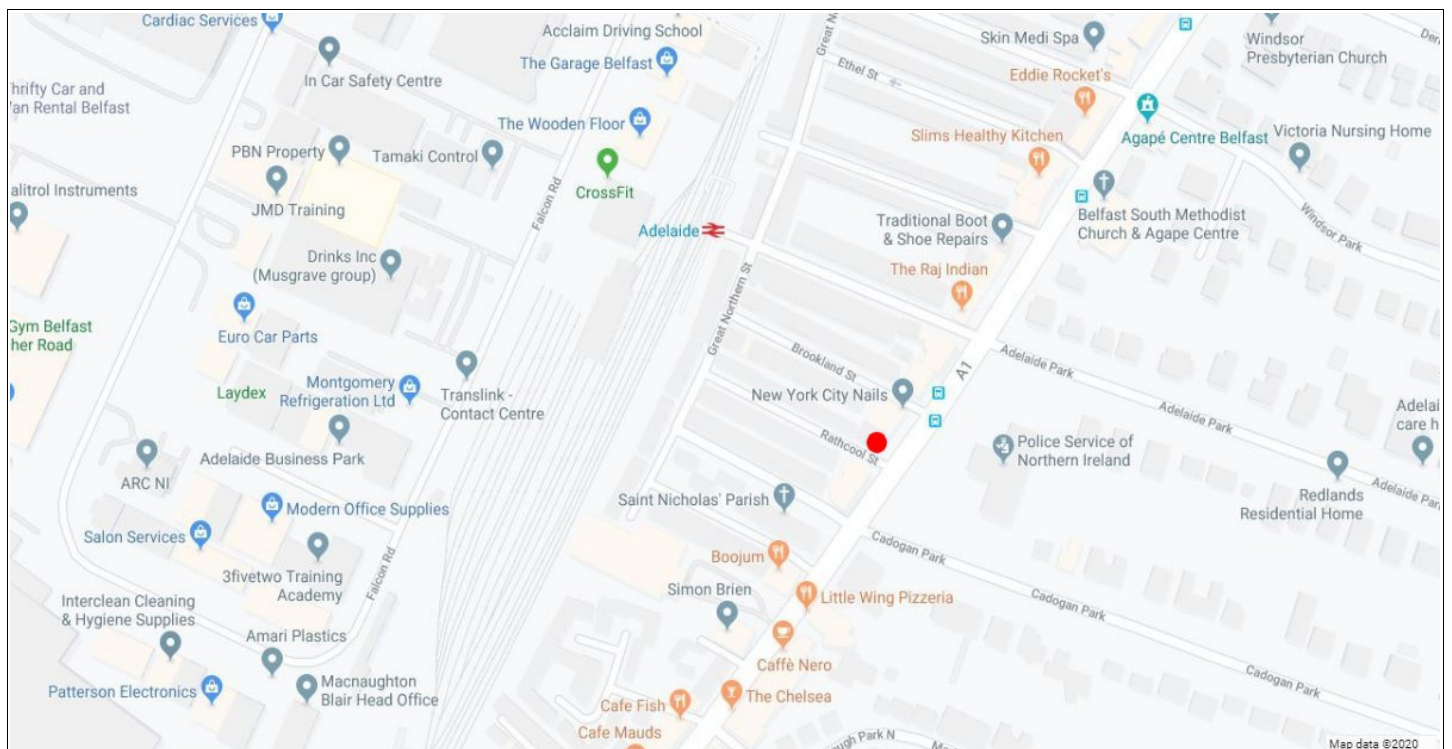
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- VAT** We are advised that the property is not registered for VAT.
- EPC** No EPC is required as this property is exempt by virtue of being a place of worship or for use of other religious activities.
- VIEWING** By appointment with Sole Agent 028 9042 4747



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