

TO LET

Ground Floor Office / Studio with Car Parking 14 High Street, Holywood BT18 9AZ



This is a real opportunity for either a starter business or 'downsizer' to have a modern bright ground floor office in the heart of Holywood town centre. A shared Kitchen and WC are also included.

The property is accessed from The Crescent right in the heart of the town and within easy walking distance of all amenities.

The unit comprises a large, bright open plan space with excellent natural lighting and Economy 7 central heating.

One car parking space is provided.

SIZE

Office 344 sq.ft. (32 sq.m.)
Shared Kitchen and Wcs

Outside One car parking space

RENT £5,750 per annum

VAT Applicable to rent and service charge

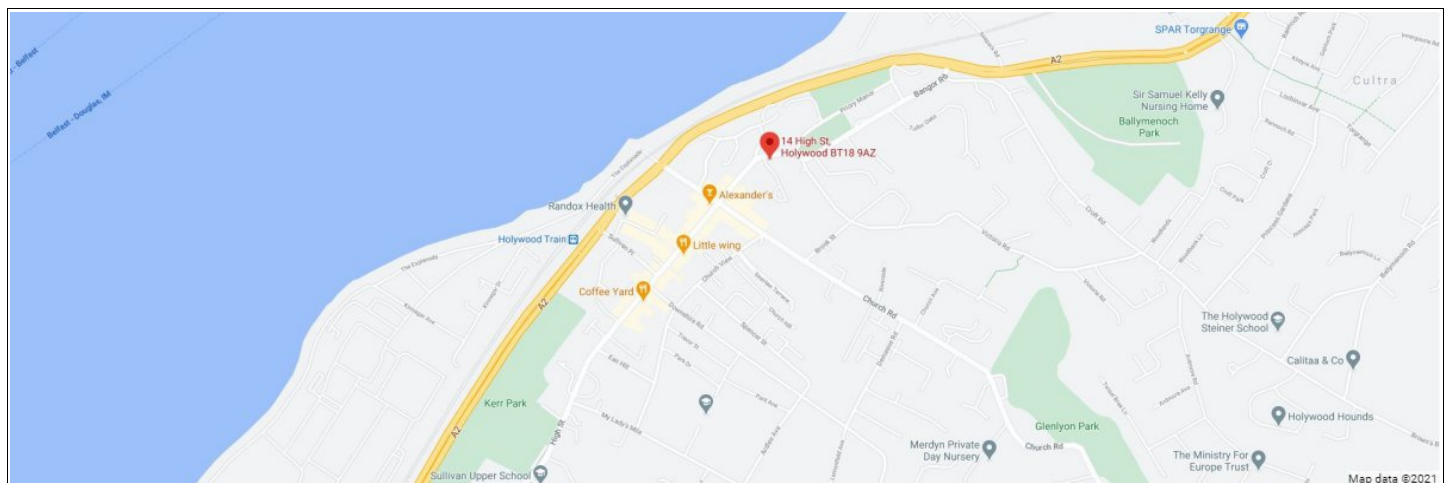
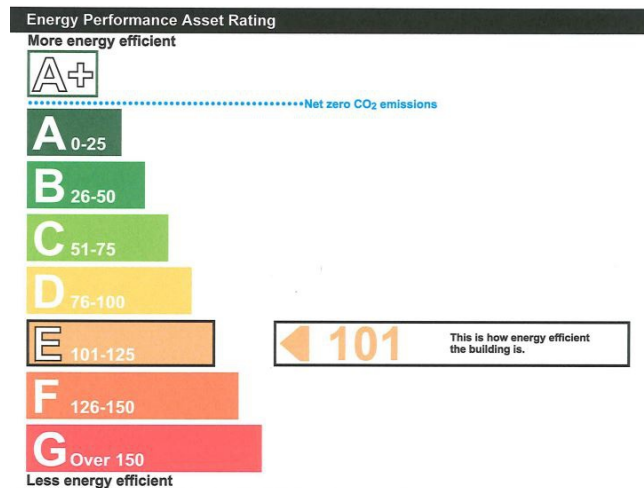


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RATES	NAV	£3,550.00
	Rates payable 2020/21 (before SBRR)	£1,813.09
LEASE	Terms by negotiation.	
SERVICE CHARGE	Payable in respect of proportionate cost of maintenance of exterior, car park and lighting/heating and decoration of internal common areas.	
INSURANCE	Tenant responsible for reimbursement of proportionate cost of buildings insurance.	
REPAIR	Tenant responsible for interior repair and decoration.	
EPC	E-101	
VIEWING	By appointment with Brian S Patterson MRICS: 07767 442999 or Office: 028 9042 4747	



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