

# TO LET

## Refurbished Business Units

Kings House, 39-41 High Street Holywood, BT18 9AB



### LOCATION

**Kings House is located in a prominent position on High Street close to its junction with Church Road/Shore Road, in the heart of the Holywood town Centre. A range of shops, coffee shops and restaurants are a short stroll away.**

### DESCRIPTION

**The building comprises a 2½ storey period building, with integral coach-way and basement level all of which has been extensively refurbished.**

**The property retains many of its period features but split into a number of self-contained rooms comprising a range of fitouts and currently occupied by a mix of users.**

**The vacant business units would serve a number of uses such as health, beauty, professional etc.**

**Suite 2, 3 Church Street, Newtownards BT23 4AN Telephone +44 (0)28 9131 3830 e-mail: [gareth@trcommercial.co.uk](mailto:gareth@trcommercial.co.uk)**

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### ACCOMMODATION / RENTAL LEVELS

Lower Ground Floor	c.108 sq.ft.	(10 sq.m.)	LET
Ground Floor	c.184 sq.ft.	(17.1 sq.m.)	LET
First Floor	c.191 sq.ft.	(17.7 sq.m.)	LET
Second Floor	c.113 sq.ft.	(10.5 sq.m.)	LET (includes use of private shared reception / waiting area plus WC and kitchen)

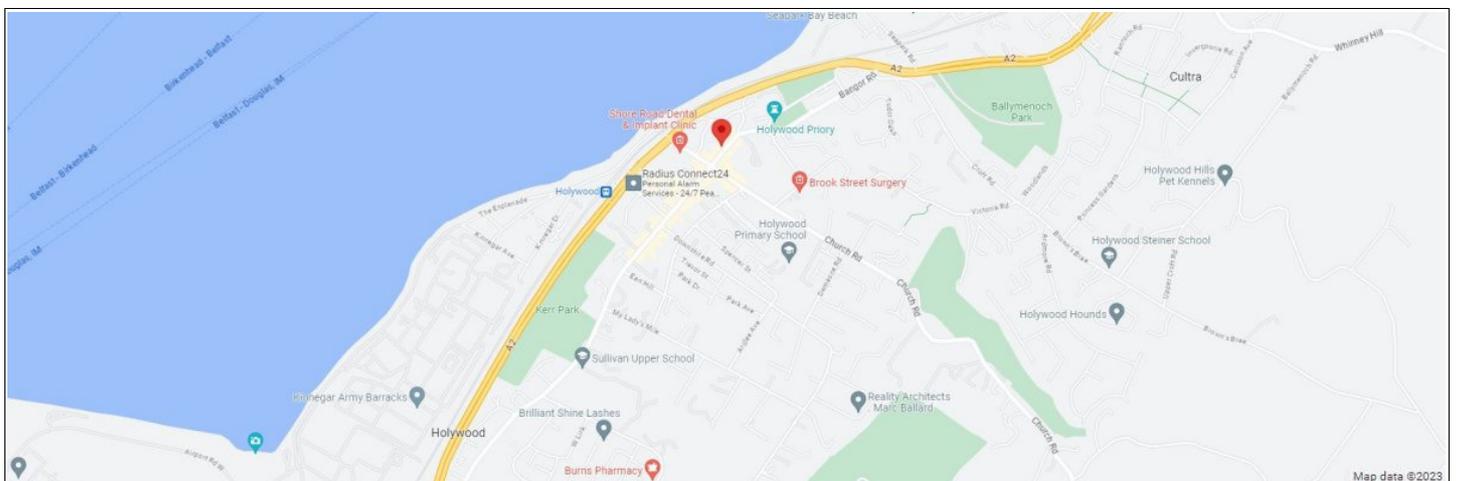
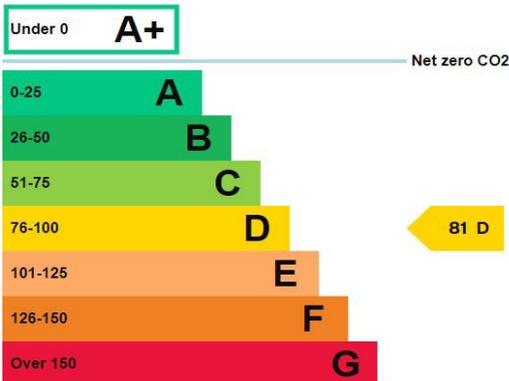
Above rents are inclusive of service charge.

VAT VAT is not chargeable on the rent.

RATES NAV's TBC

EPC D-81

VIEWING By appointment with Sole Agent 028 9131 3830



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