



(028) 3026 6811

G/04/154

TO LET

UNIT 2
CARNEYHAUGH BUSINESS PARK
RATHFRILAND ROAD
NEWRY



BUSINESS UNIT c. 2,060 SQFT

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INVESTOR IN PEOPLE



LOCATION AND DESCRIPTION

Carneyhaugh Business Park is situated on a prominent and well located site fronting the Rathfriland Road in Newry. The property is convenient to the busy city of Newry and the A1 Dual Carriageway, which provides ease of access to both Dublin and Belfast.

ACCOMMODATION

Unit 2 Approx. GIA 191.5 sqm (2,060sqft)

LEASE DETAILS

Term – Length of Lease negotiable. Tenant responsible for repairs, rates and a pro rata contribution towards building insurance. There will be a service charge levied to contribute towards the general maintenance of the external areas. (Approximately £720 PA).

GUIDE RENT

£7,250 pa excl each

NAV

Unit 1 - £6,450

The commercial rate in the pound for 2018/2019 is £0.5519

V.A.T.

Prices, outgoings and rentals are exclusive of but maybe liable to VAT

EPC

Unit 1 – D86

VIEWING

For further information and Viewing Arrangements please contact:

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