



## Weavers Business Park, Belfast, BT12 5GH

To Let | 2,221 sq ft

Modern First Floor Office Suite

028 9020 5900  
mcconnellproperty.com



## Weavers Business Park, Belfast, BT12 5GH

### Summary

- Rent: Rent on application
- Business rates: £21,116 per annum
- Service charge: £4 per sq ft
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- EPC: C (70)
- Lease: New Lease

### Further information

- [View details on our website](#)

### Contact & Viewings

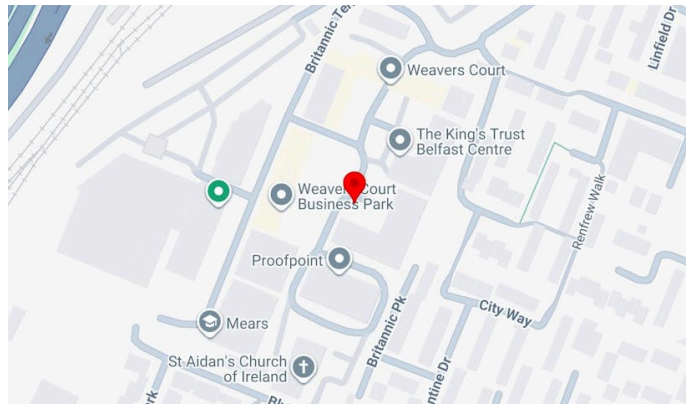


Greg Henry  
07841 928670  
greg.henry@mcconnellproperty.com



Ross Molloy  
07443 085690  
ross.molloy@mcconnellproperty.com

028 9020 5900  
mcconnellproperty.com



### Location

Weavers Court is strategically located next door to the new Weavers Cross Transport Hub, just 8 minutes walk to City Hall and less than 5 minutes drive to the motorway network.

Weavers Court is already hugely popular with technology firms due to its connectivity - every unit has direct access to a non-contested 10GB Fibre Optic Cable.

Facilities within this unique campus style development include courtyard café; gym; CCTV; bicycle stands and plenty of green open space.

### Description

The property forms part of a purpose built edge of City Centre business park. The subject comprises c.



2,221 sq ft of self contained, modern office accommodation with dedicated parking. Ample free staff and visitor parking is available on a first come first served basis.

Internally the space has been finished to a high standard throughout and comprises a mix of open plan and private office space with a kitchen area contained within. The property also benefits from a passenger lift.

Communal W.C. facilities are also provided.

### Accommodation

Name	sq ft	sq m
1st	2,221	206.34
<b>Total</b>	<b>2,221</b>	<b>206.34</b>

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars.