

# M

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204

**RAIN**

**To Let**

**Retail Unit**

460 sq.ft

All Enquiries  
02890 205 800  
mcconnellproperty.com

McConnell 

**END** for gift

P  
Hours: 9am - 6pm  
7 days  
No display  
offices 1 hour

22

**204 Kingsway, Dunmurry, Belfast, BT17 9AD**

To Let | 460 sq ft

Excellent Former Retail Unit

028 9020 5900  
mcconnellproperty.com



**204 Kingsway, Dunmurry, Belfast,  
BT17 9AD**

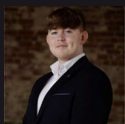
### Summary

- Rent: £7,000 per annum
- Business rates: £2,276.02 per annum
- VAT: Not applicable
- EPC: F (141)
- Lease: Temporary

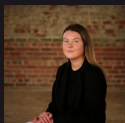
### Further information

- [View details on our website](#)

### Contact & Viewings

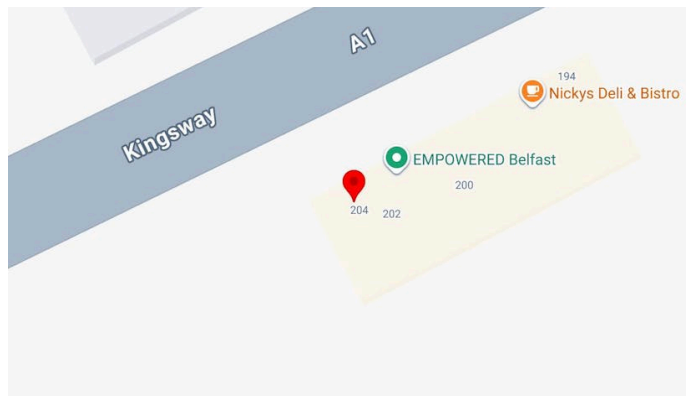


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### Location

Situated between Belfast and Lisburn, Dunmurry is a well-established and busy suburban location that benefits from strong levels of passing traffic and excellent connectivity. The area forms a natural extension of the popular Lisburn Road corridor, one of Belfast's principal retail and commercial routes.

Dunmurry serves a large residential catchment and offers a mix of local and national retailers, creating a vibrant and convenient shopping environment. Nearby occupiers include Spar, Wineflair and BoyleSports, alongside a range of independent businesses and community services that contribute to consistent footfall throughout the day.

The location also benefits from excellent public transport links, with regular bus and rail services providing easy access to Belfast city centre, Lisburn and the surrounding areas.

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### Description

Former retail unit with glazed aluminium shop front and roller shutter door. The retail area has been fitted with worktops, stainless steel sink unit and heated display unit. The unit also benefits from a suspended ceiling with recessed light grills, kitchen and WC located to the rear. There is also a yard situated to the rear with a dedicated parking space per shop unit. There is a customer car parking bay outside the front of the unit providing off-street parking.

### Accommodation

Name	sq ft	sq m	Availability
Ground	460	42.74	Available
<b>Total</b>	<b>460</b>	<b>42.74</b>	