

Retail  
Development  
Industrial  
Investment  
Office



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Isle of Man, IM2 1SE

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## TO LET

### MODERN OFFICE SUITE

Global House, Douglas Road, Ballasalla,  
Isle of Man, IM9 2AE

All inclusive rent of £19.50 per sq ft.



- All inclusive rent
- Four suites available
- Self-contained ground floor suite
- Parking available

#### Description

An excellent opportunity to lease a ground floor modern office in a purpose built office building. Communal kitchen and WCs.

Suites available:

90 sq ft  
325 sq ft  
250 sq ft  
284 sq ft

Rent inclusive of rates, insurance, electricity, heating and common area cleaning. Allocated parking available for £500 per annum.

## Location

Global House is located on Douglas Road, Ballasalla on the main arterial route from Castletown and the Airport to Douglas and the North of the Island. Travelling South from Douglas, the property is accessed by taking a left just before the rail crossing on Douglas Road, Ballasalla.

## Rent

All inclusive rent of £19.50 per sq ft. Rent inclusive of rates, insurance, electricity, heating and common area cleaning.

## Parking

Allocated parking available for £500 per annum.

## Services

All mains services are connected.

## Legal Costs

Each party to pay their own legal costs.

## Viewing

Strictly by prior appointment through the Agents, Chrystals Commercial.



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