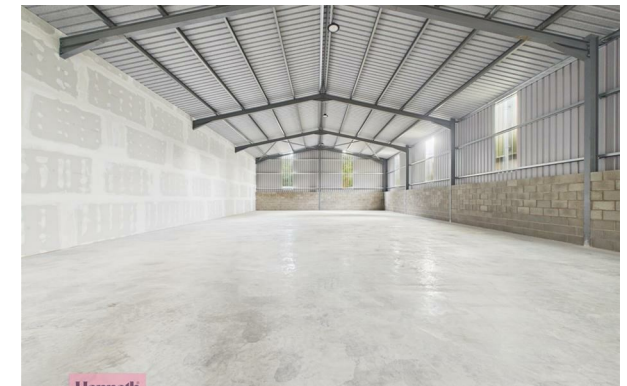


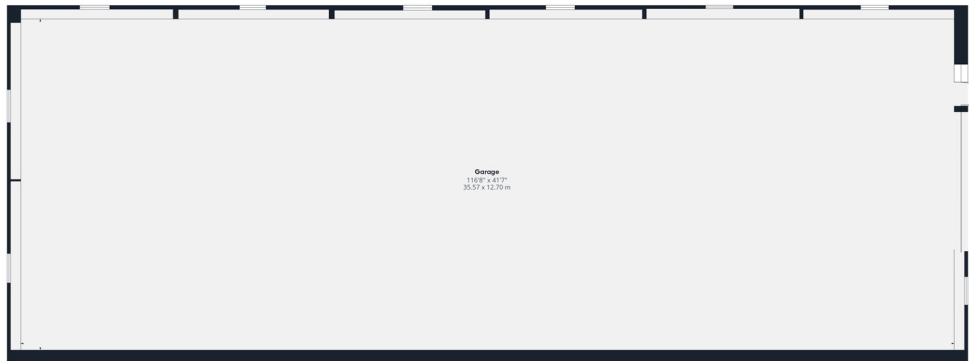


63 Stramore Road, Gilford, Armagh, BT63 6HL

£22,000 Per Annum

- Newly built commercial shed
- 3 phase electricity available
- Tenant covers rates, insurance
- Electric Roller Shutter
- 5,000 sq ft of space
- Water supply included
- Ideal for business operations
- Located on Stramore Road
- Separate entrance planned
- Viewing highly recommended

Hannath

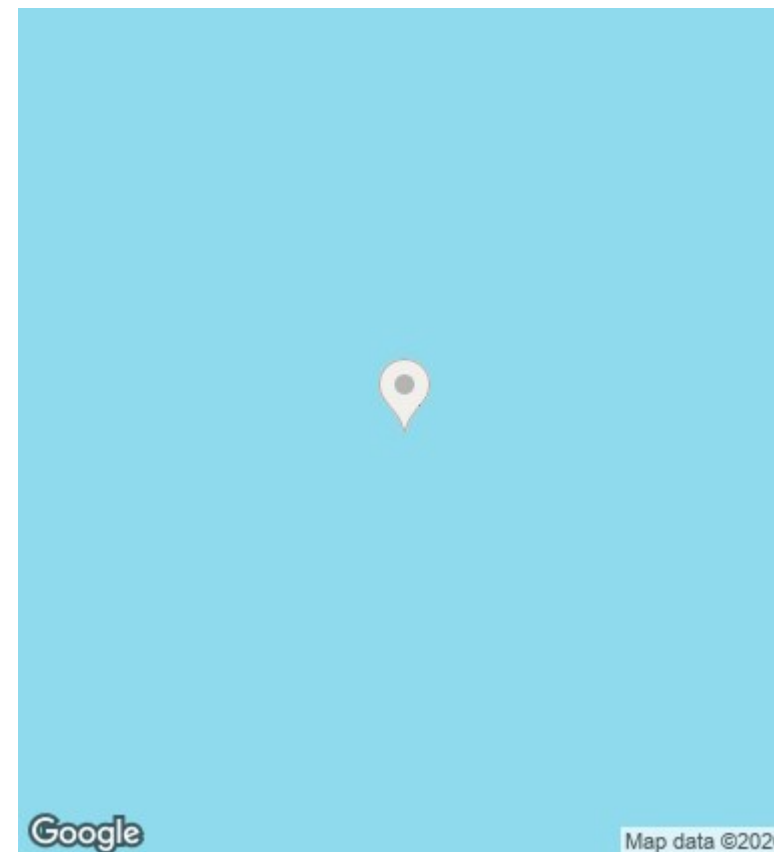


Approximate total area⁽¹⁾
4978 ft²
462.5 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Directions

Viewings

Viewings by arrangement only. Call 02838 399911 to make an appointment.

Council Tax Band

Northern Ireland

EPC Rating:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		EU Directive 2002/91/EC 