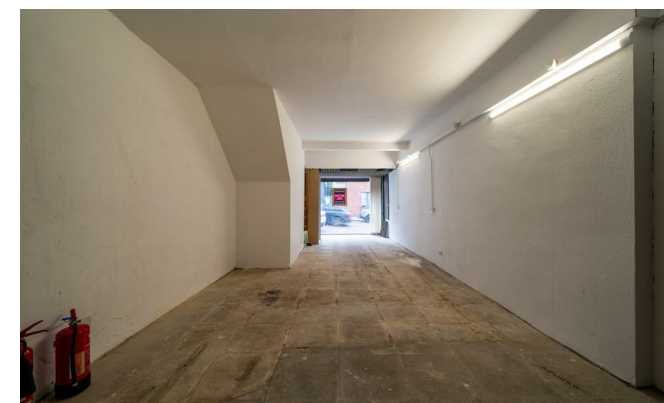


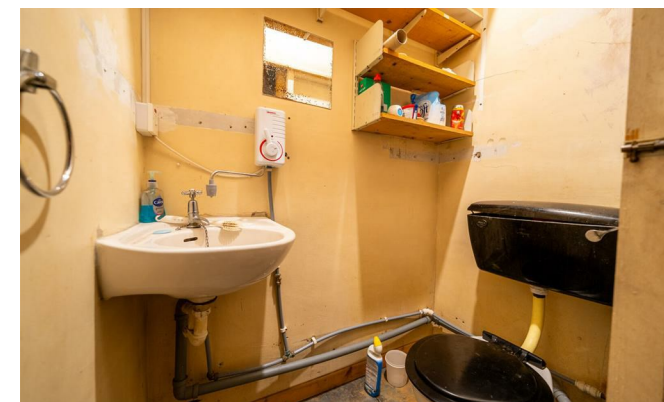


Dufferin Avenue

, Bangor BT20 3AA

- Ground Floor Commercial Premises
- Total Internal Area Approx 858 sqft
- Spacious Front Main Shop Floor Area
- City Centre Location Close to Bangor Bus & Rail Station
- High Visibility to Front
- Spacious Rear Store Room with Further Access to Rear & W.C. Facilities
- Current Availability to Rent 1st & 2nd Floors (Approx Additional 1,156 sqft Office / Storage)
- Additional Ground Floor Store Room if Rented in Conjunction with 1st & 2nd Floors

£1,090 Per Month

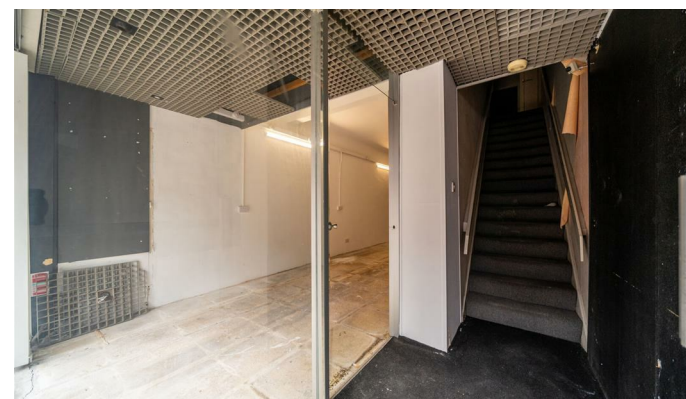


Local Authority
Council Tax Band
EPC Rating B

24 - Ground Floor



24a - 1st & 2nd Floor Potential to Rent in addition to Ground Floor



Hamilton Road Sales Office
11 Hamilton Road, Bangor, BT20 4JP

Contact
02891450000
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lpestates.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.