



TO LET

£6,500
per annum

Modern Multi-Purpose
Commercial Premises

CONTACT

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WE VALUE PROPERTY

1A Hawthorn Yard, Bushmills Rd, Coleraine, BT52 1LH

Recently modernised to a turnkey finish including carpets, painting, recessed lighting, electric heaters, patio door entrance, kitchen facilities and CAT 5 cabling. Conveniently located close to the town centre with on-site car parking.



ACCOMMODATION

Net Internal Area:

c.421 sq ft / c.39.09 sq m

LEASE DETAILS

RENT

£6,500 per annum

LEASE TERM

Negotiable

RATES

Tenant Responsible.

REPAIRS

Internal & Plate Glass Re-pairing (excluding roof and structure).

RENT REVIEW

3 Yearly

INSURANCE

Landlord to insure, tenant to reimburse.

NAV

£910.00

Non-Domestic Rate in £

0.588556

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