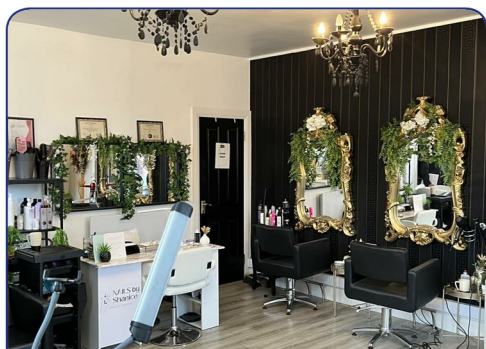


TO LET



7 Newtowne Square, Limavady, BT49 0FL

- Prime Retail Location
- Spacious Units Ground Floor £160 per week
- £160 per week excluding rates
- Currently being used as a Hair Salon
- Convenient Parking
- Excellent Decorative Order
- £650 Deposit Required



****TO LET****

**RETAIL PREMISES - NEWTOWNE SQUARE,
LIMAVADY**

Prominent retail unit located at the entrance to Newtowne Square car park. The unit has been superbly maintained with the feature porthole windows to the facade of the property.

Internally the premises offer a bright and spacious on the ground floor, currently being used as a hair dressing salon but can be easily adapted to other business uses. The first floor unit space is in excellent order with a dressing room and kitchen facilities.

Ground Floor Unit:

18'8" x 15'5" (5.7 x 4.7)

Spacious floor area with laminate flooring. Plumbed for electric shower. Large feature round windows.

Toilet:

Low Flush W.C. Wall mounted wash hand basin. Tiled flooring.

First Floor Unit:

19'8" x 14'1" (6.0 x 4.3)

Kitchen facilities. Dressing / Changing room.

Agent: Daniel Henry (Limavady)

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3. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order.
4. The photographs appearing in these particulars show only certain parts of the property at the time when the photographs were taken. Certain aspects may be changed since the photographs were taken and it should not be assumed that the property remains precisely as displayed in the photographs. Furthermore, no assumptions should be made in respect of parts of the property which are not shown in the photographs.
5. Any areas, measurements or distances referred to herein are approximate only.
6. Where there is reference to the fact that alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by an intending purchaser.
7. Descriptions of the property are inevitably subjective and the descriptions contained herein are given in good faith as an opinion and not by way of statement of fact.
8. None of the systems or equipment in the property has been tested by Daniel Henry for Year 2000 Compliance and the Purchasers / Lessees must make their own investigations.

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