



## 32 Regent Street, Newtownards, BT23 4LP

£6,000 Per Annum



Currently operating as a coffee shop, this renovated commercial unit is located on the corner of Regent Street and Gibsons Lane in Newtownards and has good visibility to passing traffic. Just off the High Street and close to all the shops on Regent Street, this unit offers a modern, spacious office/retail opportunity with the addition of a rear kitchen area, wc and rear yard with street access.

Newtownards is a busy market town with a wide range of independent retailers and with the increase in local housing, there is a growing number of potential clients/customers. Available from the beginning of March, we recommend early viewing of this great unit in a fantastic location.

