



4 The Diamond

Ahoghill, Ballymena, BT42 1JZ

£600 Per Month



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Front Retail Area

19'11" x 15'3" (6.08 x 4.66)

UPVC double glazed shop front and door. Tiled flooring. Store cupboard.

Rear Retail / Office

14'4" x 10'0" (4.36 x 3.04)

Comprehensive storage units. Double patio doors leading to rear decking area. Tiled flooring.

WC's

Fitted with LFWC and WHB.

FIRST FLOOR

Office 1

7'9" x 18'6" (max) (2.36 x 5.63 (max))

Laminate flooring.

Office 2

11'6" x 7'11" (3.51 x 2.42)

Fitted with small WHB. Laminate flooring.

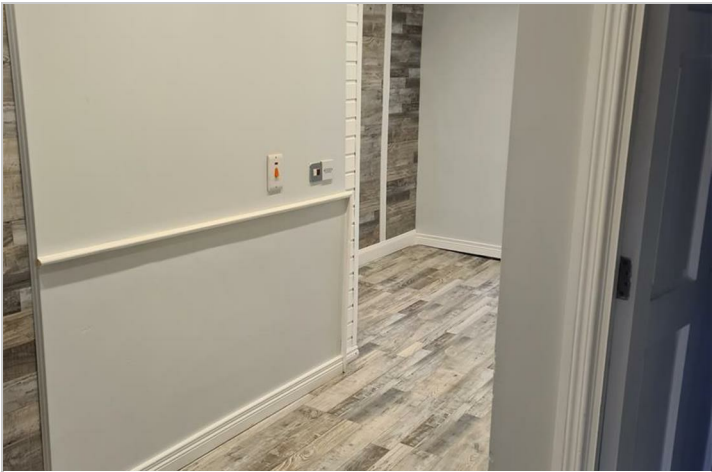
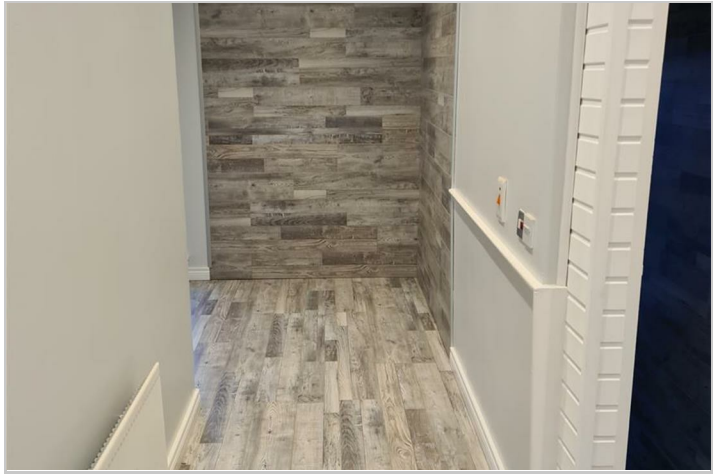
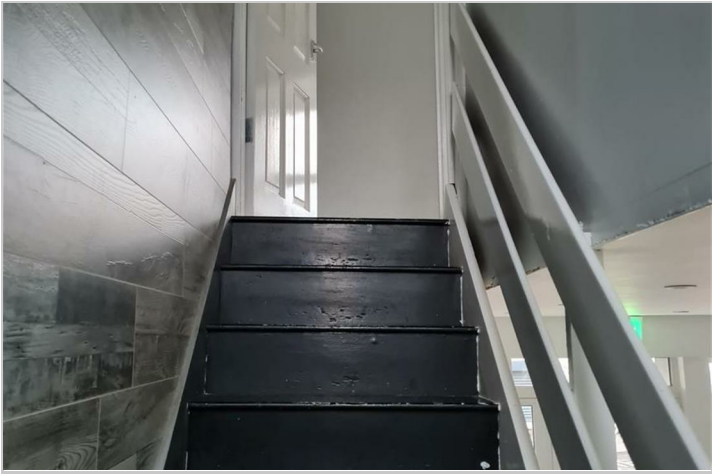
Store Cupboard

6'8" x 4'2" (2.03 x 1.26)

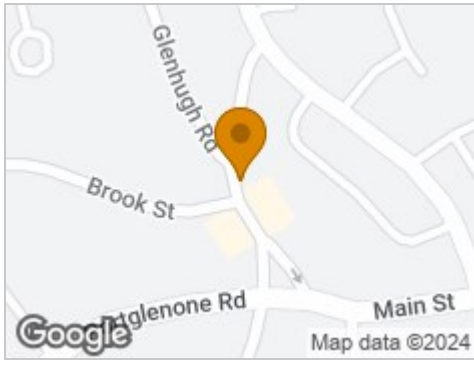
Laminate flooring.

OUTSIDE

Fully enclosed decked area. OFCH boiler and tank. Pedestrian access for bins/oil.



Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Ballymena Office on 02825655733 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph

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	

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