

To Let

26b Railway Road, Coleraine

nre
northern real estate
we value property

Summary

- Prominent Commercial Premises
- Located on a prime position on the Railway Road.
- Net Internal Area of c. 1,147 sq ft (c. 106.55 sq m).
- The premises is currently set out as a barbers but will lend itself naturally to a variety of other uses and had been historically used as hot food.
- The property is ideally located and has the benefit of passing pedestrian traffic and is within close proximity to the town centre and one of the towns main car parking sites.
- The property benefits from 3 Phase Electrics and Gas heating.
- Available Immediately.

Retail

£8,500 per annum



Accommodation

Net Internal Area

Total:
c. 1,147 sq ft (c. 106.55 sq m)



Lease Details

Rent:
£8,500 per annum

Term:
Terms Negotiable

Rent Reviews:
Every 3 years

Rates:
Tenant Responsible

Insurance:
Landlord to insure, tenant to reimburse

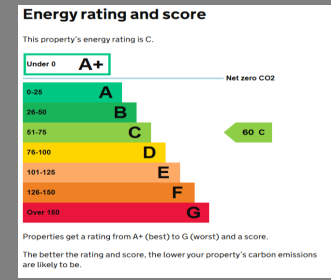
Repairs:
Effectively Full Repairing

VAT:
All outgoing and rentals are quoted exclusive of but may be liable to VAT

NAV:
£9,750

Non-Domestic Rate in £:
0.588556

EPC:



Location Map



ALL MAPS ARE FOR IDENTIFICATION PURPOSES ONLY

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