

TO LET

Prominent Corner Property

Giving Excellent Space Over Three Floors

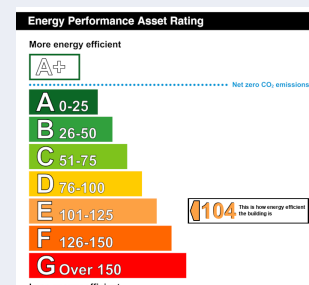


28 West Street, Portadown, Co Armagh BT62 3JQ

- Ground floor shop area
- Four offices upstairs
- Kitchen & w.c. upstairs
- Electric heating
- Prime location
- Convenient to car parks

PRICE GUIDE £12,000

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**Shop**  
26' 6" x 16' 10" (8.08m x 5.13m)

**Store**  
7' 10" x 4' 4" (2.39m x 1.32m)

**1st Floor Landing**  
11' 7" x 8' 6" (3.53m x 2.59m)

**Office**  
18' 8" x 7' 0" (5.69m x 2.13m)

**Office**  
12' 2" x 9' 10" (3.71m x 3.00m)

**Kitchen**  
6' 0" x 5' 10" (1.83m x 1.78m) High & low level units, stainless steel sink

**W.c**  
9' 0" x 3' 0" (2.74m x 0.91m) W.c & wash hand basin

**2nd Floor Landing**  
11' 0" x 6' 8" (3.35m x 2.03m)

**Office**  
11' 0" x 10' 3" (3.35m x 3.12m)

**Store**  
9' 0" x 5' 3" (2.74m x 1.60m)

**Office**  
16' 0" x 11' 6" (4.88m x 3.51m)

**Store**  
7' 0" x 8' 0" (2.13m x 2.44m)

Rent is £12,000 per annum plus rates and insurance.

