

OFFICE SUITES TO LET

FENAGHY ROAD, GALGORM, BALLYMENA, BT42 1PY

CBRE NI

PART OF THE AFFILIATE NETWORK



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Key Benefits

- Office suites from 286 sq ft to 308 sq ft
- On site car parking
- Easy access to the M2 motorway
- Flexible terms

Location

The property is located in Galgorm Industrial Estate, an established address on the edge of Ballymena. This location provides ease of access to the M2 motorway with Belfast only c.32 miles away. It is situated just 0.6 miles from Galgorm Village and 2.7 miles from Ballymena. The 4-Star luxury Galgorm Spa and Golf Resort is located 1.2 miles from the subject property.



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Description

The self-contained office studios are finished to a good standard to include carpeted floors, plastered painted walls, suspended ceilings and recessed fluorescent lighting. The office suites are located on a secure site with parking provisions available.

Units are suitable for a variety of uses such as office, beauty salon, physiotherapy or art studios subject to any necessary consent.

Tenure

Term	Negotiable
Repairs/Insurance	Full repairing and insuring basis

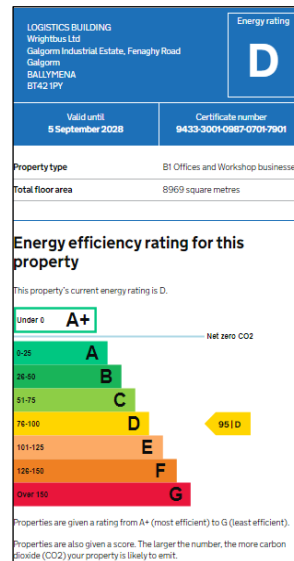
VAT

All prices are quoted exclusive of VAT, which may be payable.

EPC

The building has been rated as D – 95 under EPC regulations.

A copy of the EPC Certificates are available and can be made available on request.



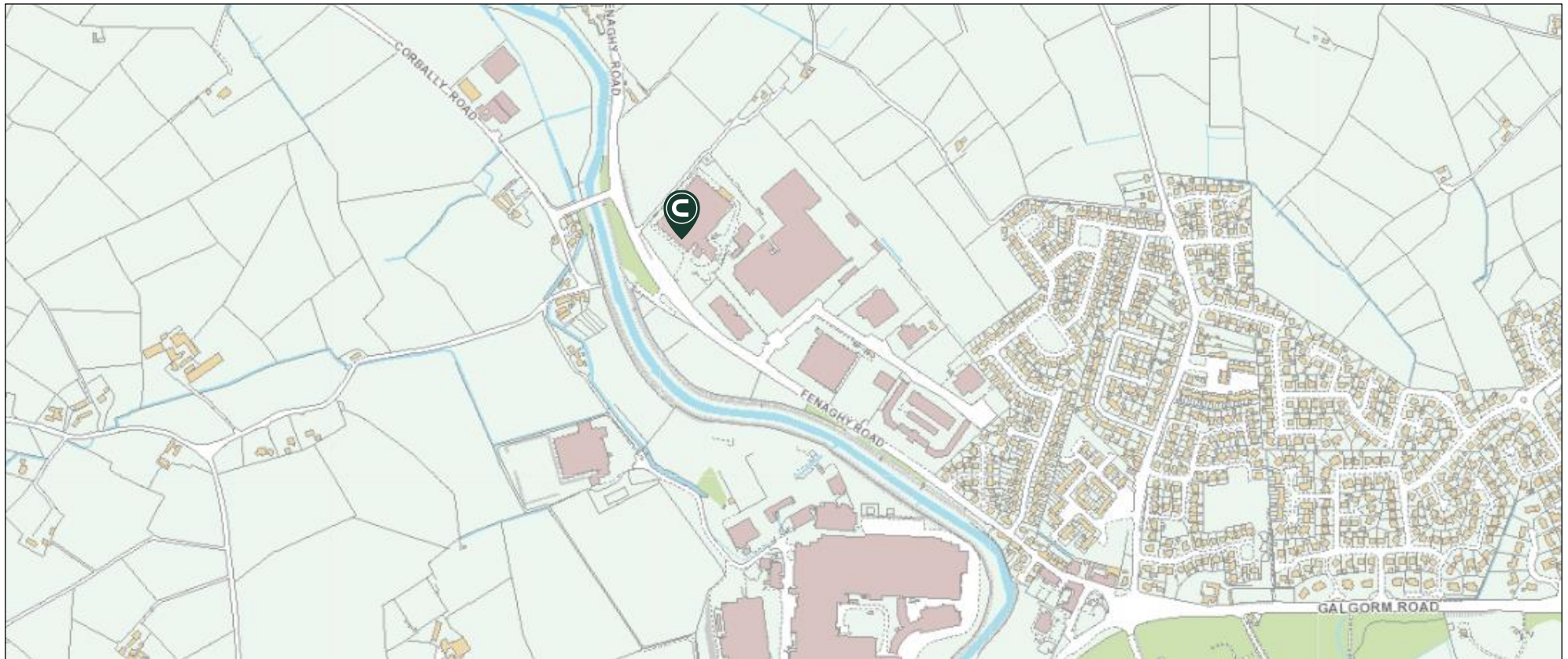
Accommodation

Area			Rent per month Including rates & service charge
Galgorm Room	307 Sq Ft	28.5 Sq M	£540
Causeway Suite	286 Sq Ft	26.5 Sq M	£480
Castlerock Suite	308 Sq Ft	28.6 Sq M	£540



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Contact Us

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