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CHARTERED SURVEYORS  
AUCTIONEERS, ESTATE AGENTS & VALUERS  
RATING & COMPENSATION CONSULTANTS  
6, ENGLISH STREET, DOWNPATRICK  
BT30 6AB, CO. DOWN

**TO LET**  
**COMMERCIAL UNIT & OFFICE**  
**7 CHURCH ROAD**  
**INCH**  
**DOWNPATRICK BT30 9BQ**



Commercial premises suitable for storage with office space.

Located a short distance off the Main Downpatrick Crossgar/Belfast Road the unit offers flexible storage along with separate office accommodation and parking to the front.

RENT; £7000.00 per annum

NAV : £10,700.00

£6232.78 per annum 2019-2020 period

**Viewing by appointment.**



Alexander Reid and Frazer (AR&F) (and their Joint Agents where applicable) for themselves and for the Vendors or Lessors of the property whose agents they are give notice that; i.) these particulars are given without responsibility of AR&F or the Vendors or Lessors as a general outline only, for the guidance of prospective purchasers of tenants, and do not constitute the whole or any part of an offer or contract; ii) AR&F cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and any prospective purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the accuracy of each of them; iii) no employee of AR&F has any authority to make or give any representation or warranty or enter into any contract whatsoever in relation to the property; iv) VAT may be payable on the purchase price and/or rent, all figures are quoted exclusive of VAT, intending purchasers or lessees must satisfy themselves as to the applicable VAT position, if necessary by taking appropriate professional advice; v) AR&F will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

**Store**

Size 60'10"x59'1" 18.54x18.01m



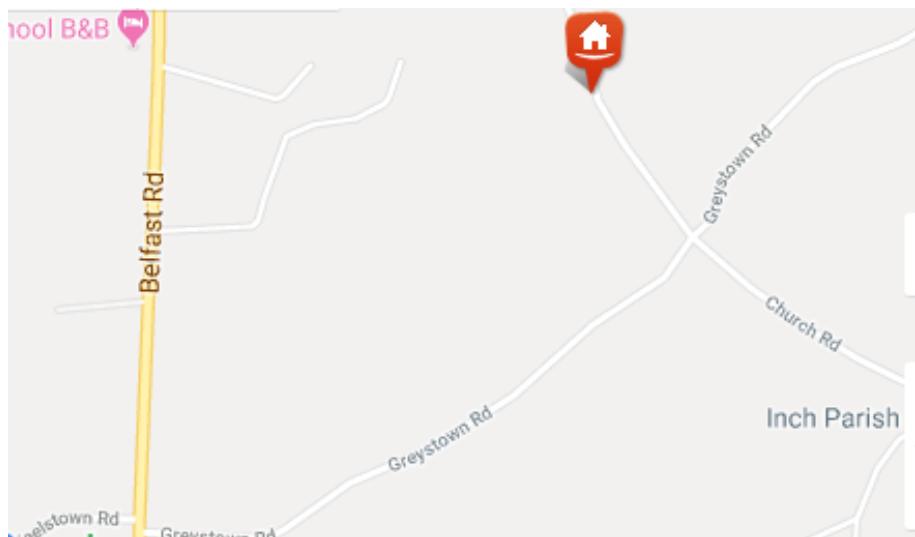
**Office**

33'3"x13'8" 10.13x4.17m

Office with toilet and kitchen area

**Front of Store/Office**





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