

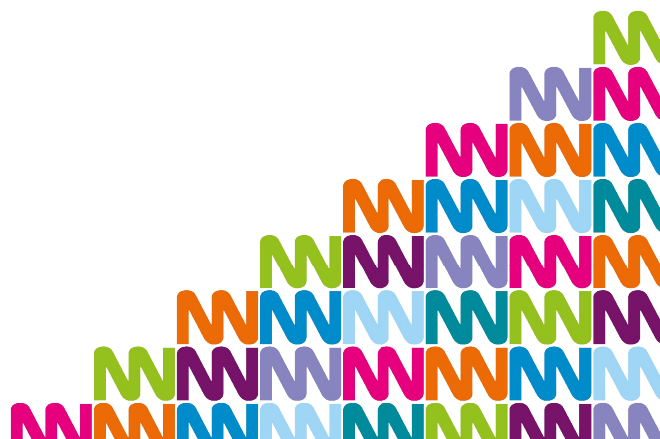


38 Market Street
 Downpatrick
 BT30 6LY

£1,500 Per Calendar Month

- Commercial Unit
- Prime Location
- High Levels of Footfall
- Perfect Food Unit
- Viewing Recommended
- Contact Aoibheann on 07710308955 for information

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			





We are most pleased to welcome this commercial unit on to our rental market. The unit is in a prime spot on Market Street in Downpatrick, which is sure to attract a large amount of footfall.

The commercial premises has previously been used as a fast food unit, and with the internal, it would be best suited for someone who is currently in, or looking to branch out into food service.

For more information please contact Aoibheann on 07710308955

Viewing

Viewing is recommended for this property, an appointment can be made through out Downpatrick branch on 02844612100

Rates

Rate payments would be up to the tenant

Lease

The tennant would be signing up for a 10 year lease.

The total rent pa is £18,000, working out at £1,500 pcm



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For any enquiry relating to this property, please contact

Aoibheann Dagens

aoibheann@quinnestateagents.com
07710308955

Ballynahinch Branch

24 High Street
Ballynahinch BT24 8AB
028 9756 4400

Downpatrick Branch

49-51 Market Street
Downpatrick BT30 6LP
028 4461 2100

Banbridge Branch

18 Bridge Street
Banbridge BT32 3JS
028 4062 2226

General Enquiries

sales@quinnestateagents.com

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Estate Agents

quinnestateagents.com

Terms & Conditions: Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of whether the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times. Valuation/Mortgage Service: As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.