Tim Martin .co.uk

5(ii) High Street
Comber
BT23 5HJ

Rent
£3500 per Annum

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Telephone 028 91 878956

SUMMARY

The unit is available immediately and is suitable for a wide range of uses, subject to planning and landlords' approval. The accommodation comprises of a reception area, two treatment rooms / offices and a kitchen. There is access to a communal WC.

Comber village is thriving with local boutiques, coffee shops, restaurants and the local farmer's market. The location provides ease of access to Newtownards, Belfast and an excellent road network, allowing for a convenient commute to many of the surrounding towns.

FEATURES

- Excellent Opportunity to Rent this Ground Floor Unit Situated in a Beautiful Courtyard Setting
- Suitable for a Wide Range of Uses (Subject to Planning and Landlord's Approval)
- Comprising of a Reception Area, Two Treatment Rooms / Offices and a Kitchen
- Access to a Communal WC (Located on the Second Floor Via a Separate Access)
- Located just off Comber's Town Square Amongst New and Well Established Businesses
- Close Proximity to the Surrounding Towns of Newtownards, Killinchy and Ballygowan

Entrance
Glazed uPVC double doors leading from the courtyard.

Reception Area / Office
163 SQFT
Wood laminate floor; built-in storage cupboard; open through to:-

Treatment Room / Office
137 SQFT

Treatment Room / Office
90 SQFT
Wood laminate floor; recessed spotlights.

Kitchen
42 SQFT
Single drainer stainless steel sink unit with mono mixer tap; high and low level cupboards; formica worktop; wood laminate floor; recessed lighting; glazed uPVC door to courtyard.

Access to wc facilities located on the second floor (via separate access from the courtyard)

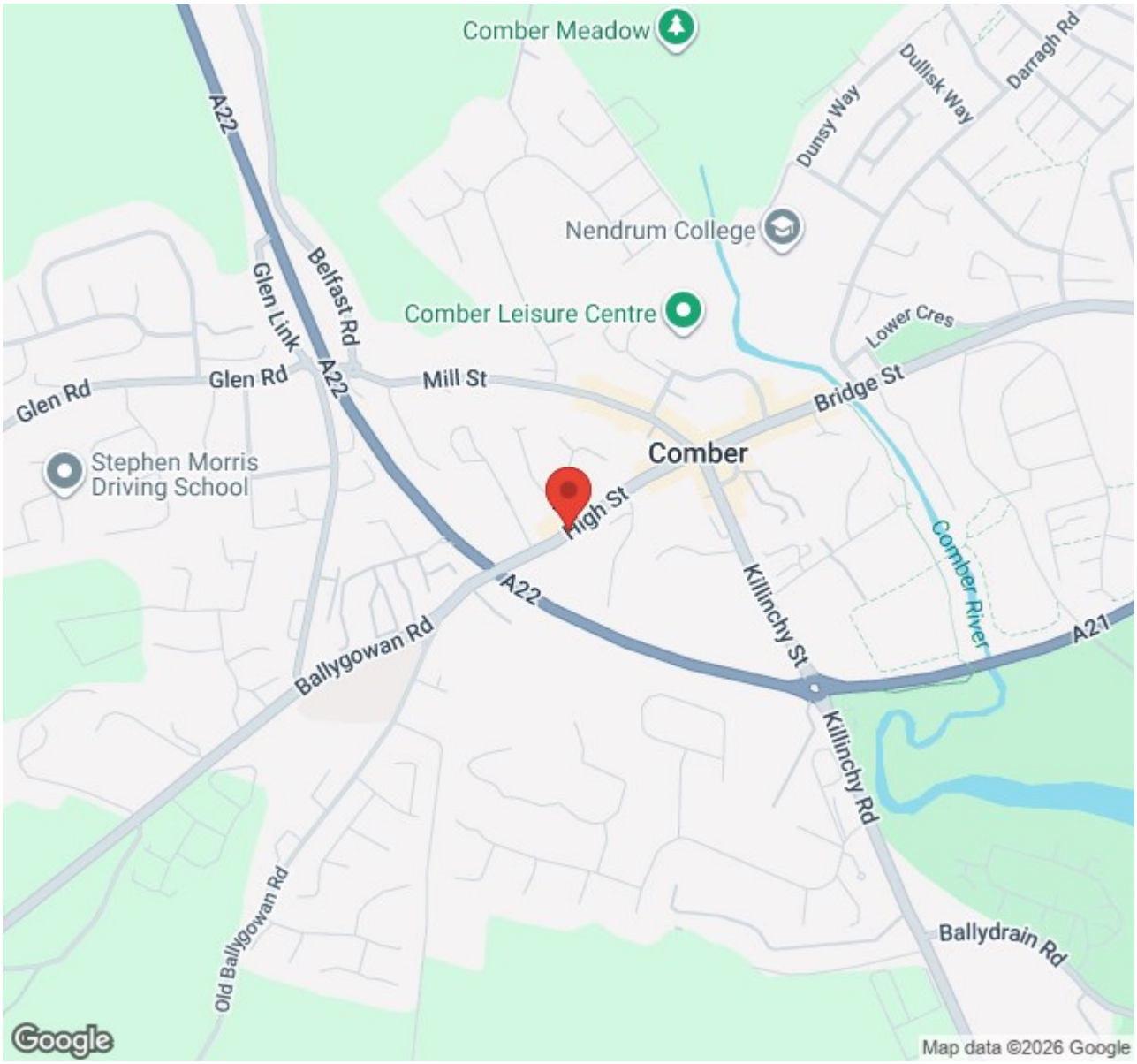
Rent
£3500 per annum (Exclusive)

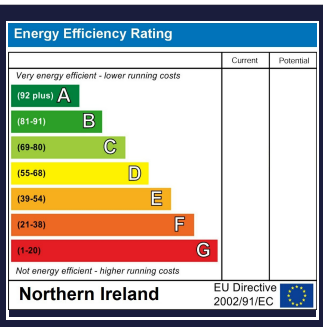
Total Nav
To Be Confirmed.

Rates Payable
To Be Confirmed

Lease Term
By Negotiation.

Viewing
By Appointment with the Landlord





Comber
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T 028 91 8789596

Saintfield
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T 028 97 568300

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