



TO LET

Business unit suitable for range of uses 4,120 sq. ft. Possible to split to suit demand.

**55-59 High Street
Antrim
BT41 4AY**

CONTACT DETAILS

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LOCATION / DESCRIPTION

Antrim is located 18 miles north of Belfast and 12 miles south of Ballymena. The town is located in a strategic position and benefits from excellent transport links to the M2 Motorway and A26, which provides quick and direct access to all parts of the Province, Belfast International Airport and Belfast and Larne Ports.

The subject is located on High Street within the town centre and occupies a prominent position opposite Castle Mall Shopping Centre.

The subject comprises a lower ground floor unit suitable for a wide variety of uses including office, retail and gym subject to landlord and any necessary planning consents. The unit benefits from access onto the impressively finished Riverwalk Boardwalk.

The unit can be split or let as whole.

ACCOMMODATION / LEASE DETAILS

Description	Area sq m	Area sq ft	Rent
UNIT 5	C. 383 SQ M	4,120 SQ FT	PRICE ON APPLICATION

* All rents are inclusive of business rates, service charge and buildings insurance.

REPAIRS: Tenant responsible for all internal repairs plus a contribution to the maintenance and upkeep of the building and common areas by way of service charge.

VAT: All prices, outgoings etc are exclusive of, but may be subject to VAT.

EPC: C65

Customer Due Diligence: As a business carrying out estate agency work we are required to verify the identity of both the vendor and the purchaser as outlined in the following: The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 - <http://www.legislation.gov.uk/uksi/2017/692/made>. Any information and documentation provided by you will be held for a period of 5 years from when you cease to have a contractual relationship with OKT. The information will be held in accordance with General Data Protection Regulation (GDPR) on our client file and will not be passed on to any other party, unless we are required to do so by law and regulation.

REF: 9470

