



**1 NEW STREET, DONAGHADEE,
BT21 0AG**

£800 PER MONTH



An exceptional commercial rental opportunity in the heart of Donaghadee, offering versatile premises within a thriving seaside town.

The property comprises an adaptable ground floor retail/commercial unit, suitable for a variety of business uses including retail, office space, beauty, or professional services. Positioned within a busy and well-established area, the premises benefit from strong footfall and excellent visibility, making it an ideal base for a growing or established business.

Donaghadee is a vibrant and expanding coastal community, renowned for its character, charm and steady visitor numbers throughout the year. With excellent local amenities and a supportive business environment, this is a rare opportunity to secure premises in a highly desirable setting.

For further information or to arrange a viewing, please contact UPS Donaghadee. This is a prime opportunity to establish your business in one of the area's most attractive and well-positioned locations.



Key Features

- Retail Or Commercial Unit In The Heart Of Donaghadee Town Centre
- Ground Floor Commercial Unit
- Potential For Multiple Offices Or Variety Of Other Uses
- Unit Two previously used as Coffee Shop / Sit in or Takeaway
- CCTV Security Camera And Alarm System
- Gas Fired Central Heating
- Viewing Is Recommended To Appreciate Full Potential
- Rental Information Available From The Office



Accommodation Comprises

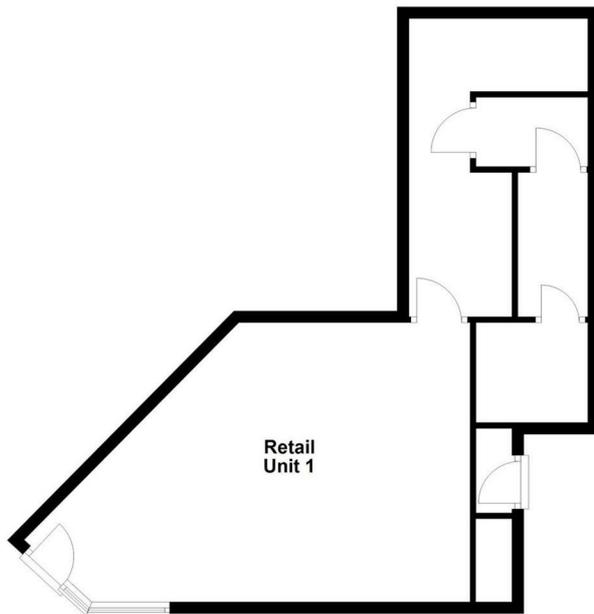
Entrance Hall

Retail Unit 1
26'8" x 23'6"





Ground Floor



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			
Northern Ireland			EU Directive 2002/91/EC

Questions you may have. Which mortgage would suit me best?

How much deposit will I need? What are my monthly repayments going to be?

To answer these and other mortgage related questions contact our mortgage advisor on 028 9188 8000.

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment.

Please note that we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

As part of our legal obligations under The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, we are required to verify the identity of both the vendor and purchaser in every property transaction.

To meet these requirements, all estate agents must carry out Customer Due Diligence checks on every party involved in the sale or purchase of a property in the UK.

We outsource these checks to a trusted third-party provider. A charge of £20 + VAT per person will apply to cover this service.

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028 9188 8000

GLENGORMLEY
028 9083 3295

RENTAL DIVISION
028 9070 1000

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028 9047 1515

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028 9336 5986

DOWNPATRICK
028 4461 4101

MALONE
028 9066 1929

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028 9756 1155

CAVEHILL
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