




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 	

Let's point you in the right..... **DIRECTION**

- 4 individual treatment rooms
- Tranquil setting near the Mourne Mountains ideal for wellness and relaxation services
- Option to take multiple rooms (subject to availability)
- Affordable rent of just £80 per week per room
- Flexible lease terms to be agreed with the property owner
- Access to communal toilet and shower facilities

£80 Per Week

A unique opportunity to rent one of four versatile treatment rooms located at the Brambles Holiday Retreat, a popular 8-bedroom guest house on the outskirts of the picturesque seaside village of Annalong, just a short drive from Newcastle, County Down.

These rooms are suitable for a wide range of uses, including but not limited to: nails, lashes, physiotherapy, massage therapy, hairdressing, and other wellness or beauty treatments. Each room offers private use, allowing tenants to create their own self-contained space tailored to their business needs.

Key Features:

Located within a busy holiday retreat – potential to attract business from guest house visitors

Tranquil setting near the Mourne Mountains and coastline – ideal for wellness and relaxation services

Access to communal toilet and shower facilities

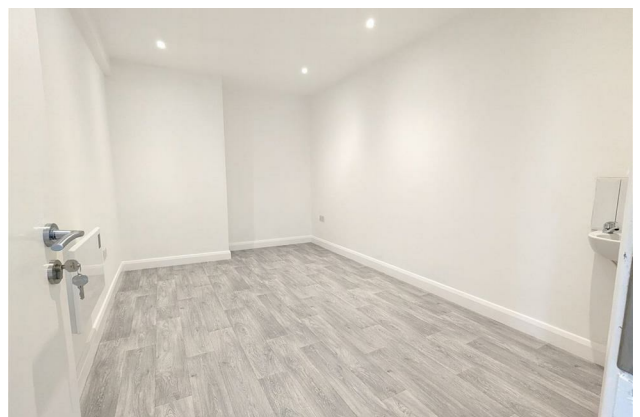
Affordable rent of just £80 per week per room

Option to take multiple rooms (subject to availability)

Flexible lease terms to be agreed with the property owner

This is an excellent opportunity for self-employed professionals or small business owners seeking a peaceful and attractive setting to establish or expand their client base.

Enquire now to arrange a viewing or to discuss leasing options.



ROOM 1: AVAILABLE (£80 PER WEEK)

ROOM 2: AVAILABLE (£80 PER WEEK)

ROOM 3: AVAILABLE (£80 PER WEEK)

ROOM 4: AVAILABLE (£80 PER WEEK)

ROOM 1:

14'9" x 6'9" (4.50m x 2.06m)

Front facing French doors, spot lights, electric heater, 3 double sockets, wash had basin

ROOM 2:

14'7" x 6'11" (4.45m x 2.12m)

Front facing, 3 double sockets, wash hand basin, electric heater, spot lights

ROOM 3:

14'6" x 8'9" (4.42m x 2.67m)

Rear room no window, 3 double sockets, wash hand basin, electric heater, spot lights

ROOM 4:

14'5" x 8'3" (4.40m x 2.52m)

Rear room, 3 double sockets, wash hand basin, electric heater, spot lights

BATHROOM:

8'0" x 4'10" (2.45m x 1.48m)

Shower, wash hand basin, W.C

DISCLAIMER

All measurements are approximate and are for general guidance only. Any fixtures, fittings, services heating systems, appliances or installations referred to in these particulars have not been tested and therefore no guarantee can be given that they are in working order. Photographs have been produced for general information and it cannot be inferred that any item shown is included in the property. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give and neither do Property Directions nor does any person in their employment have any authority to make or give any representation or warranty whatever in relation to this property.





If you are considering the sale of your own property, we would be pleased to provide you with a valuation. | We are able to introduce you to a Financial Adviser in respect of arranging a mortgage, please ask for details. All measurements are approximate and are for general guidance only. Any fixtures, fittings, services heating systems, appliances or installations referred to in these particulars have not been tested and therefore no guarantee can be given that they are in working order. Photographs have been produced for general information and it cannot be inferred that any item shown in included in the property. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give and neither do Property Directions nor does any person in their employment have any authority to make or give any representation or warranty whatever in relation to this property.

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