

SPECIAL FEATURES OF THE PROPERTY INCLUDE:



**VIEWING STRICTLY BY APPOINTMENT ONLY**



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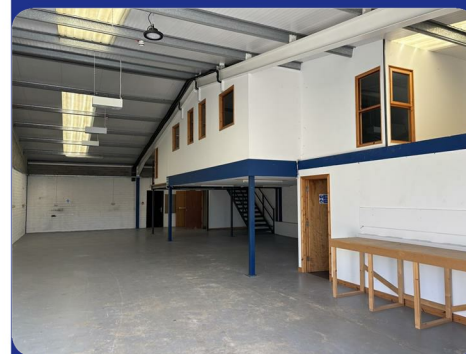
£1,200

**FOR SALE**



**Windyhill Retail Park Windyhill Road, Limavady, BT49 0RA**

- Commercial Unit For Let
- Large Floor Area
- Office Accommodation
- High Ceiling Heights
- Suitable For A Number of Uses
- Parking for a Number of Cars
- Outskirts of Limavady Town



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**THE PROPERTY COMPRISES:**

**\*\* FOR LET\*\***

Situated in Windyhill Retail Park, this unit has just come on the market for let. The unit has a large ground floor working space with separate offices on the first floor and is suitable for a number of uses. The property benefits from having electric heating and access to three phase electricity.

Viewing is strictly by appointment only with the undersigned agent.

**BUILDING COMPRISING OF:**

**Main Work Floor:**

65'7" x 32'9" (at widest points) (20.0 x 10m (at widest points))  
Large work space with high ceiling. Multiple electric points. Large electric roller door with high head height.

**Reception:**

8'0" x 7'10" (2.45 x 2.4)  
Carpet flooring. Power points.

**Kitchen:**

7'10" x 6'2" (2.4 x 1.9)  
Fitted with low level units with matching worktop. Stainless steel sink unit.

**Toilet A:**

6'6" x 4'11" (2.0 x 1.5)  
Low Flush W.C. Pedestal wash hand basin.

**Toilet B:**

6'6" x 4'11" (2.0 x 1.5)  
Low Flush W.C. Pedestal wash hand basin.

**FIRST FLOOR OFFICES:**

**Office 1:**

16'0" x 14'9" (4.9 x 4.5)  
Carpet flooring. Power points.

**Office 2:**

15'1" x 11'9" (at widest points) (4.6 x 3.6 (at widest points))  
Carpet flooring. Power points.

**Office 3:**

11'9" x 7'2" (3.6 x 2.2)  
Carpet flooring. Power points.

**Exterior Features:**

Tarmac car park at the front of the property with parking for a number of cars. Covered walk way area at the rear of the property

