



12 Main Street
Seskinore
Omagh, BT78 1UG

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TO LET

Hot Food / Commercial Unit (Suitable for a range of uses STPP)

1,140 sq ft / 106 m²

FLEXIBLE

lease terms

PARKING

situated on-site

Modern

building

Features

- Pitched right in Seskinore village
- High levels of passing traffic
- Standalone modern commercial building
- Flexible layout to suit various uses
- Commercial extraction system installed
- Gas supply via propane tanks
- Perfect for food, retail, fitness, office & showroom uses.
- Extensive roof solar panels
- Dedicated on-site parking

Overview

Occupying a prominent position in the centre of Seskinore, this modern standalone commercial unit extends to approximately 1,140 sq ft and benefits from excellent visibility, on-site parking and rear service access. Previously operating as a takeaway, the flexible open-plan layout suits a range of uses including food production, retail, fitness or office (subject to planning). High-spec finishes, three-phase power and extensive solar panels provide strong operational efficiency and reduced energy costs. Available for immediate occupation.

Request a viewing
028 82448000

Details	To Let
Sq Ft	1,140
Sq M	106
Rent	£6,000 + VAT (pa)
Deposit	£1,500
Lease Term	Negotiable
Rates Payable (25/26)	£3,092 (inc SBRR)
Repair	FRI lease terms
VAT Payable	Yes
Availability	Immediate





