

# To Let

## Unit 8 The Diamond Arcade, Coleraine

**nre**  
northern real estate  
we value property

### Summary

- Affordable retail premises.
- Located within The Diamond Arcade in the centre of Coleraine Town, close to 'The Mall' DOE car park.
- Net Internal Area of c.376 sq ft (c.35.0 sq m).
- Flexible terms and incentives available.
- Available Immediately.

**Retail Unit**

**£4,500 per annum**



# Accommodation

## Net Internal Area

### Net Internal Area:

c.376 sq ft    c.35.0 sq m



### Lease Details:

**Rent:**  
£4,500 per annum

**Term:**  
Terms Negotiable

**Rent Reviews:**  
Every 3 years

**Insurance:**  
Landlord to insure, tenant to reimburse

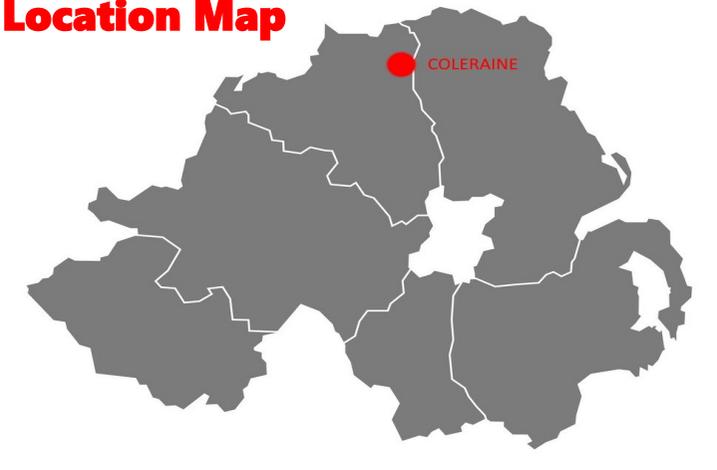
**Repairs:**  
Internal & Plate Glass Repairing

**VAT:**  
Not Applicable

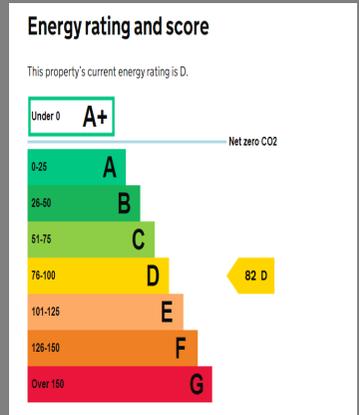
**Rates:**  
Included in Rent

**EPC:**

## Location Map



ALL MAPS ARE FOR IDENTIFICATION PURPOSES ONLY



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