



## MARINA VIEWS GIBRALTAR

COM.196 | Type: Retail

### £5,700 PCM TO LET

Large Commercial Unit Extending to Circa. 240 sqm

Situated close to both Marina Bay and Ocean Village and within walking distance to the Town Centre, a large commercial unit with enormous potential

- Off-street parking
- Public parking nearby (Ocean Spa Plaza)

It comprises of a built, open-plan office/showroom with an internal floor of circa 240 sqm. The unit has been recently renovated with new flooring, ceiling, lighting. Bathroom and kitchenette are newly renovated and fully functional.

All trunking and infrastructure has been installed ready for bespoke fittings. There is an internal cambered roof made of corrugated iron which provides a light and airy feel and high ceilings.

Deposit: To be advised

Ground Rent: To be confirmed.

Available for viewings immediately!

### PROPERTY DETAILS:

Service charges:	To be Advised
Current rates:	To be advised
Parking:	Allocated Parking
Interior Size:	240m <sup>2</sup>