



**High Street, Bangor**

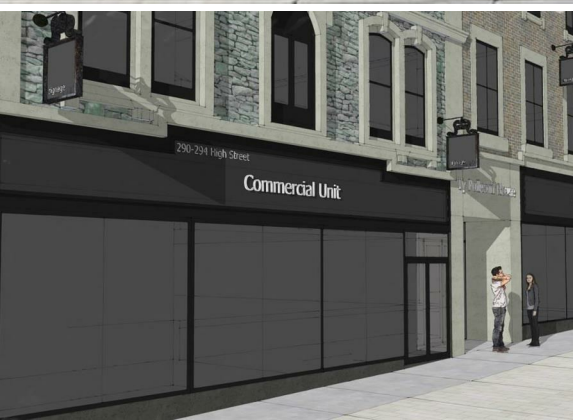
**Commercial Building**

**£ POA**

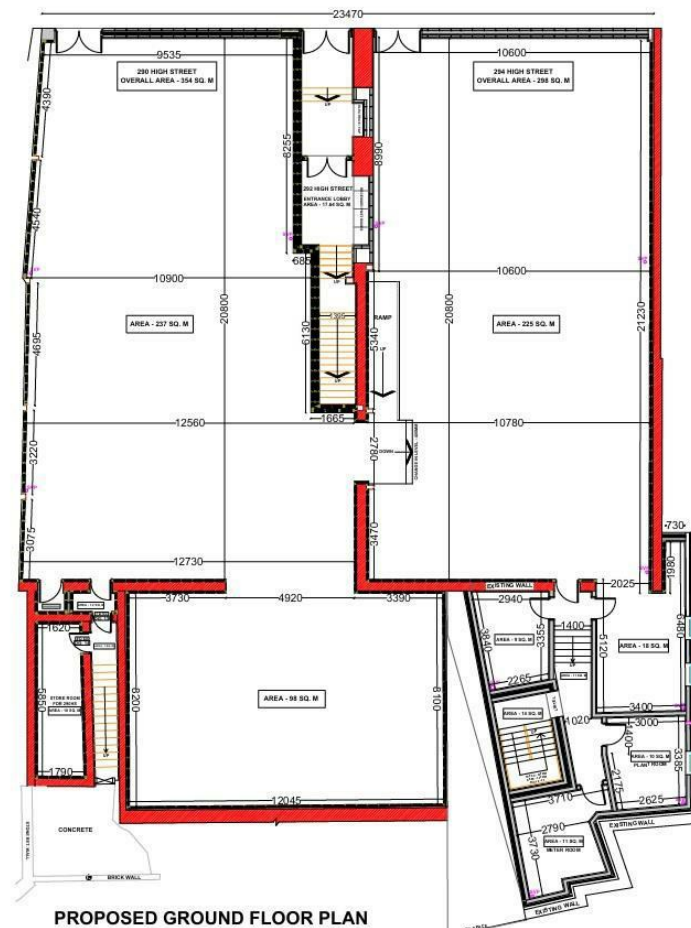
**Total Floor Space**

**650sq m /**

**6,996sq ft**



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A unique opportunity to secure a substantial and highly flexible retail space in the heart of Bangor High Street, available from spring/summer 2026. Currently undergoing a full refurbishment to a high standard. This prominent property offers a total floor area of approximately 650 sq metres / 6996 sq foot, with the added benefit of versatile leasing options to suit a range of occupier needs. An occupiers' specific requirements could be incorporated into the scheme if on board at an early stage

The building spans both sides of the street-facing premises and can be let in its entirety or as two separate units:

Full Building: Approx. 650 sq m / 6996 sq f

Side A: Approx. 354 sq m / 3810 sq f

Side B: Approx. 298 sq m / 3207 sq f

This layout provides excellent flexibility for a wide range of retail, showroom, or service-based businesses, with planning granted for classes A1,A2,A3 or B1. With a commanding presence in a prime high street location and high footfall, the space offers ample potential for occupiers to tailor the premises to their exact requirements.

Early expressions of interest are encouraged, with availability commencing in 2026.

## CONTACT

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- Undergoing complete refurbishment to a high standard
- Total floor space - 650 sq m / 6,996 sq foot
- Prominent High Street location
- Planning granted for use classes A1, A2, A3 and/or B1
- Flexible layout options
- Available to let from spring/summer '26



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