



Ground Floor Commercial Space, Thie Clag, Westmoreland Road, Douglas, IM1 4AJ

A rare opportunity to secure a premium commercial space in one of the Isle of Man's most sought-after new developments. This ground floor unit is prominently positioned in a high-visibility, high-footfall location, making it ideal for a café or bistro with takeaway. Use Classes 1.3 & 1.4 only.

£60,000 Per Annum

Property Overview

Property Type

Retail

Property Details

Property Type

Retail



Orry-James Creane

Managing Director
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Property Description

Prime Ground Floor Commercial Unit - Developed by Manx Development Corporation

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Key Features:

- Main area and community space in shell condition, ready for fit-out to suit your business needs
- Includes fully fitted changing places, fully fitted WCs and AWC
- Large display windows with French doors opening out onto an alfresco area with excellent street presence
- Situated within a brand-new mixed-use development
- Developed by Manx Development Corporation, delivering exceptional quality and design
- Flexible layout with generous ceiling heights
- Located on a public transport route and within walking distance of all local amenities
- Superb footfall from local residents, schools, nurseries, health facilities and just a 5 minute walk from Athol Street
- Area regeneration has begun and further is planned for the near future

Position your business at the heart of a thriving community and benefit from the prestige of a modern, purpose-built setting; this unit offers the perfect foundation for success.

To arrange a viewing or to discuss leasing options, please call Orry-James Creane on 07624 365562 or email ojcreane@cowleygroves.com.





