



Julia's Café

20 Ferry Road, Stromness, KW16 3AE



Julia's Café is a highly successful 40 cover café/bistro enjoying an excellent town centre location overlooking the harbour. The licenced premises have a strong local customer base and is very popular with visitors to the town.

Specialising in quality, locally sourced, freshly prepared produce together with home baking, ground coffee, teas and a range of Orkney spirits and beers.

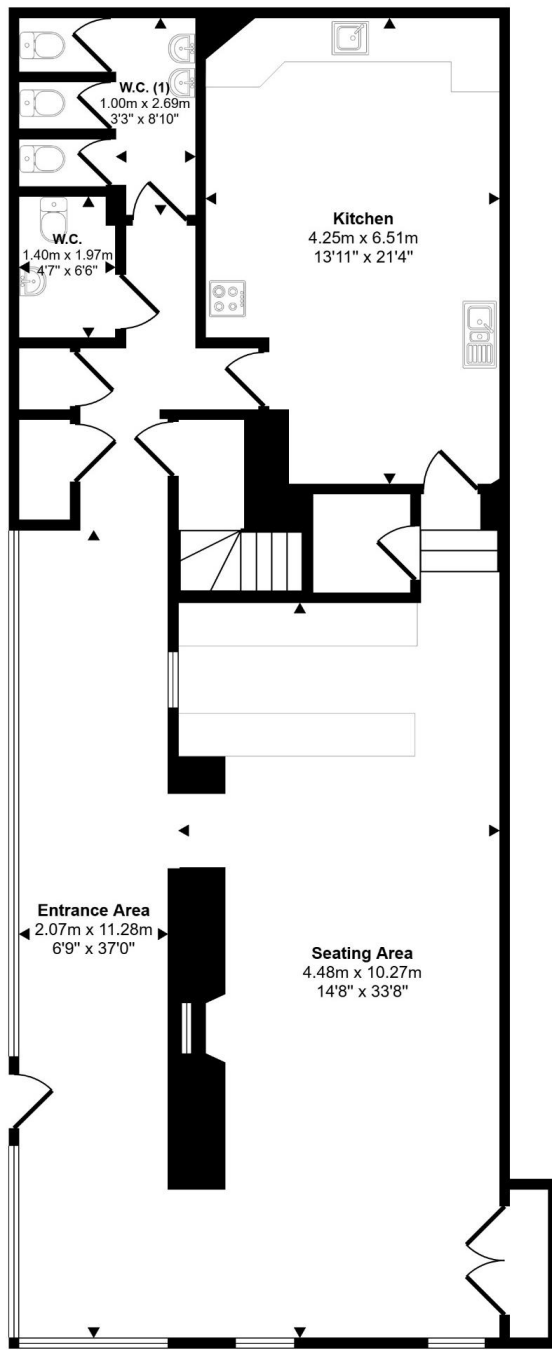
The building has air source heating and double-glazed windows.

The coffee machine and kitchen appliances together with glassware and crockery are included in sale. First floor store and office.

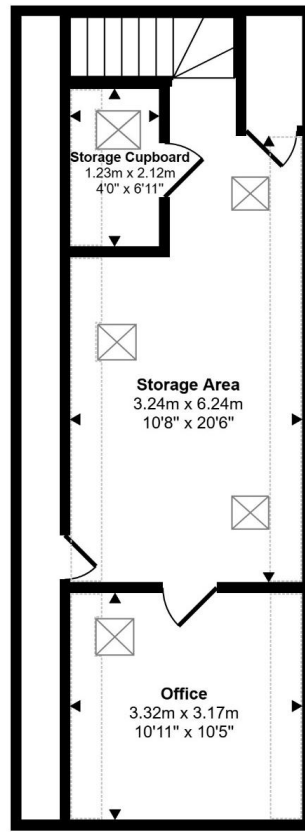
During 2024 and 2025 the premises were let out. Trading figures, prior to the lease, may be made available to interested parties' financial advisors. The neighbouring "The Shed takeaway" is also being marketed for sale.



Offers Over £295,000

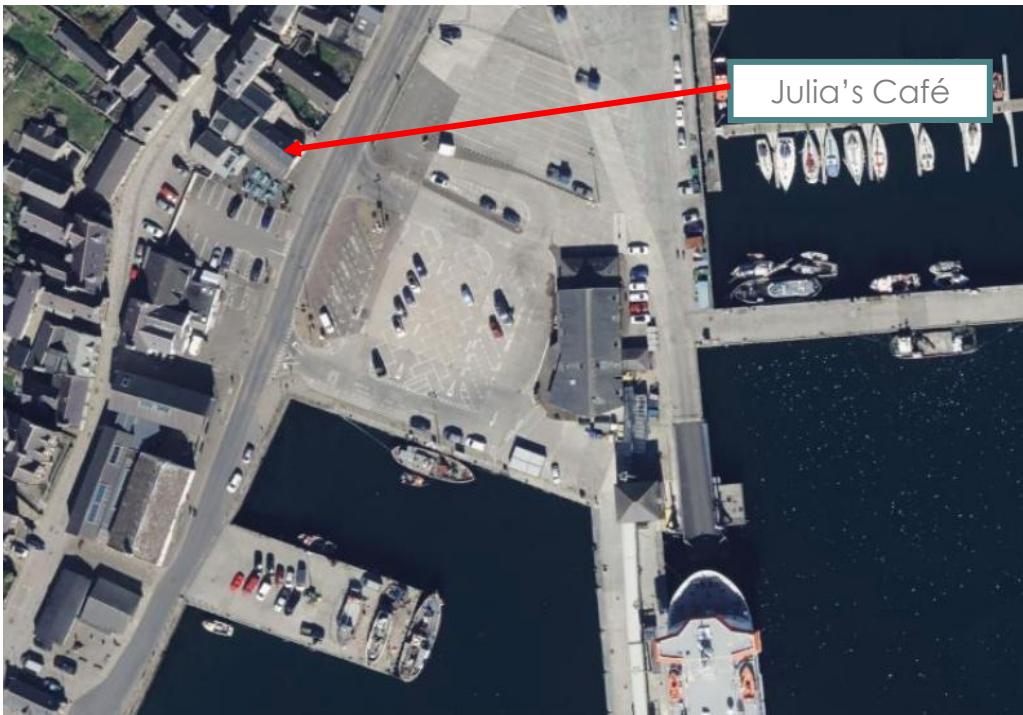


Ground Floor
Approx 125 sq m / 1345 sq ft



First Floor
Approx 44 sq m / 479 sq ft





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/// What3words : ///dozens.juices.behind

Services	Rateable Value	EPC Rating	Date of Entry
Mains Water Mains Electricity Mains Drainage Broadband Speed – 80Mbps Mobile Network – Vodafone, EE, O2	£10,300	TBC	Flexible



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Viewing

For an appointment to view please contact Lows on 01856 873151 or enquiries@lowsorkney.co.uk



All further enquiries should be directed to Lows, to whom all offers should be submitted in writing.

The following notes are of crucial importance to intending viewers and/or purchasers of the property.
 1. These particulars do not form part of any offer or contract and all statements and measurements contained herein are believed to be correct but are not guaranteed, and any intending purchaser must satisfy themselves as to their accuracy. Prospective purchasers are advised to have their interest noted through their solicitors as soon as possible in order that they may be informed in the event of an early closing date being set for receipt of offers.
 2. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.