



Store at Manse Road

Kirkwall, KW15 1BS





A rarely available opportunity to acquire a substantial commercial building in a central location on Manse Road, Kirkwall. The building measures 21.76m x 8.84m or thereby, providing a generous and versatile internal space suitable for a variety of commercial, storage, workshop or business uses, subject to any necessary consents.

Access is provided via a large sliding door, incorporating a standard-sized pedestrian door, making the premises particularly practical for the movement of goods, equipment and vehicles. Internally, the building has a concrete floor, is fully plasterboarded, insulated and benefits from power, lighting and air source heating. A second door is located to the rear of the building.

With its generous proportions, useful specification and exceptionally central location within Kirkwall, properties of this nature are seldom available. Early enquiry is recommended to avoid missing this rare commercial opportunity.

EXTRAS

Shelving units are included in the sale price.

RATEABLE VALUE

£9,100.

LOCATION

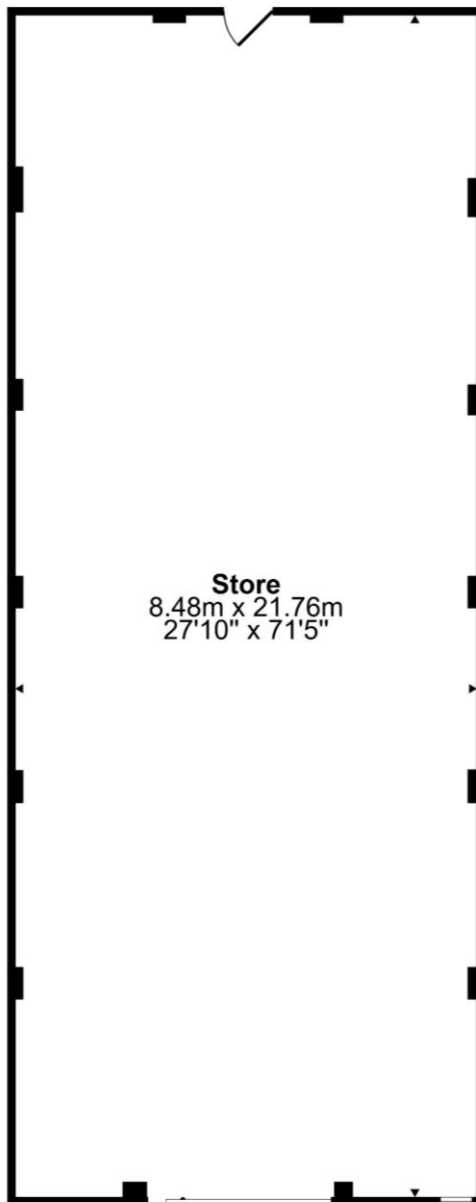
Manse Road is situated in a central and convenient location within Kirkwall. The property is within easy reach of the town centre and its wide range of shops, businesses, services and amenities, with good access to the surrounding road network. Its central position makes it an attractive location for a variety of commercial uses.



What3words : ///outfitter.annual.depended



Offers Over £125,000



Store
8.48m x 21.76m
27'10" x 71'5"



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Viewing

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All further enquiries should be
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offers should be submitted in
writing.

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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.