

HOT FOOD CONSENT GRANTED



31 Green Street, Ayr, KA8 8BQ

Licensed Public House

- Ground Floor
- Suitable For Conversion
- Rates Exempt
- 900sq ft
- Rent: £10,000p.a
- Sale: Offers Invited

LOCATION

The property is located on the west side of Green Street at its junction with Crown St in the town of Ayr.

Ayr is a popular coastal market town with a population of approximately 46,000 people making it the largest settlement in Ayrshire. The town benefits from excellent transport links and continues to be considered the shopping hub in the southwest of Scotland

PROPERTY

The property comprises a ground floor public house set within a larger 2 storey mixed use development surmounted by a pitched roof.

Internally the property offers an open plan customer area with centrally located bar.

There is an open plan smoking / garden area situated to the rear of the demise.

AREA

83.61sqm (900sq ft)

NAV/RV

£5,100



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RENT

The property is available on a new full repairing and insuring head lease for £10,000p.a

SALE

Offers are invited for our clients freehold interest.

V.A.T.

Prices quoted exclusive of V.A.T

TITLE

Available on request



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TSA Property Consultants

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Will - 07581 396092 (will@tsapc.co.uk)

General - 0141 237 4324 (info@tsapc.co.uk)

Anti-Money Laundering

In order to comply with anti-money laundering legislation, the successful purchaser / tenant will be required to provide certain identification documents. The required documents will be confirmed to and requested at the relevant time

Property Misdescription Act 1991:

The information contained within these particulars has been checked and unless otherwise stated, it is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change out with our control. When we are advised of any change we will inform all enquiries at the earliest opportunity.