



# FOR SALE

## WORKSHOP PREMISES

Unit 1, 11 York Street, Ayr, KA8 8AX

Established industrial location adjacent to Ayr Harbour

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Warehouse and office premises with mezzanine storage

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Gross internal area 754 sq.m (8,116 sq.ft)

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Offers of £180,000 are invited

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## FLOOR AREA

The ground floor extends to a gross internal floor area of 724 sq.m (7.793 sq.ft), or thereby with a further 30 sq.m (323 sq.ft) at mezzanine level.

## RATING

The Rateable Value is £20,000.

## PRICE

Offers of 180,000 are invited for our client's heritable interest with vacant possession. Price is exclusive of VAT (if applicable).

## EPC

Available upon request.

## LEGAL COSTS

Each party to be responsible for their own costs incurred.

## VIEWING & FURTHER INFORMATION

Further information and viewing is available by contacting the sole agent:

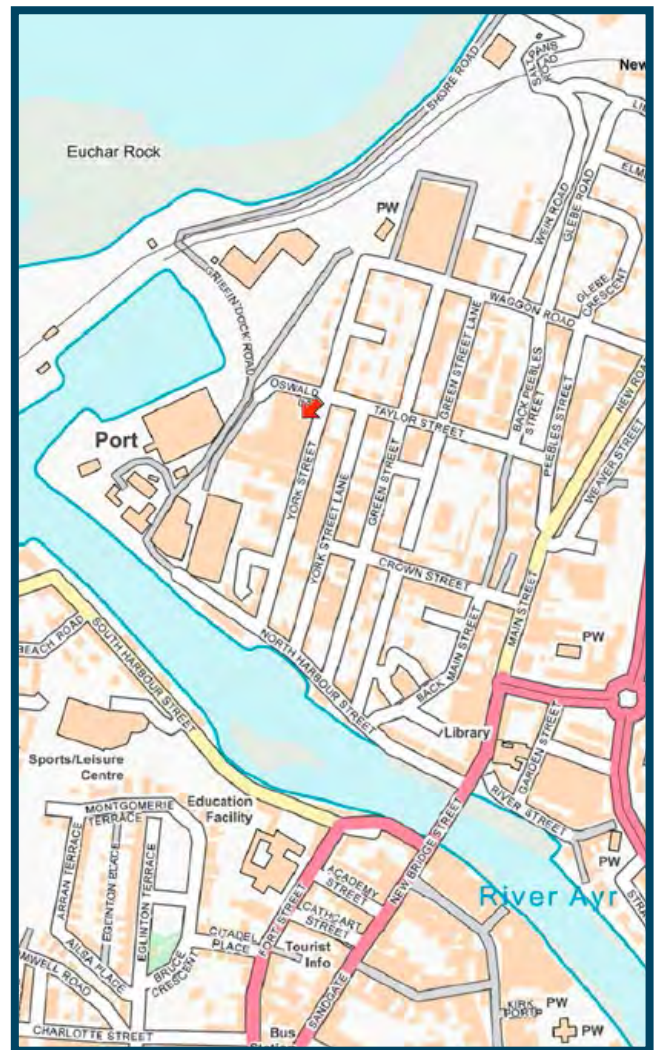
Anthony Zdanowicz  
T: 01292 268 055  
E: anthonyz@dmhall.co.uk

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## REFERENCE

WSA1636







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