

DM HALL

To Let

Retail/Trade
Warehouse

7 Armour Street,
Kilmarnock,
KA1 3HT



434 sq m
(4,672 sq ft)

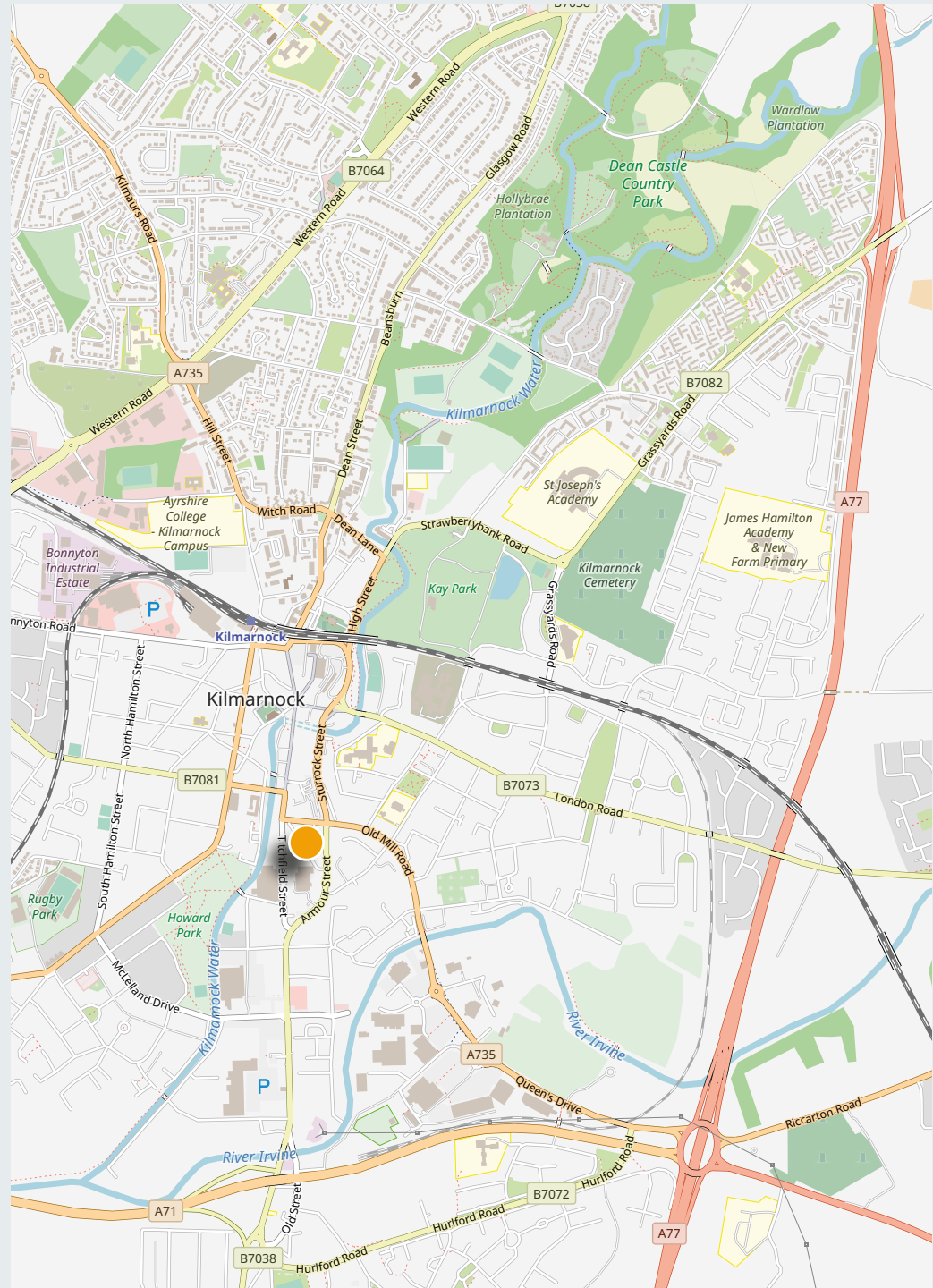
Property Details

- Prominent location in Kilmarnock town centre
- Retail/Trade Warehouse premises
- Previous class 3 (food and drink) consent
- On site car parking
- Gross floor area 434 sqm (4,672 sqft)
- Rent £45,000 per annum exc VAT.

LOCATION

Armour Street is in Kilmarnock town centre and is a busy main road with the property occupying a prominent position adjacent to Bensons for Beds, and sharing an ANPR controlled car park with Barnardos and Iceland. Archers Sleepcentre, McDonalds, M&S and Home Bargains, located nearby.

Kilmarnock is in the East Ayrshire region, around 24 miles southwest of Glasgow and has a population of around 50,000 persons.



Property Details



DESCRIPTION

7 Armour Street is a rectangular shaped, semi-detached retail warehouse with extensive frontage and rear servicing. The unit may be suitable for trade counter use and has previously had consent for class 3 (food and drink) use. Planning enquiries should be directed to East Ayrshire Council.

AREAS

The property extends to a gross internal floor area of 434 sqm (4,672 sqft), or thereby.

RATING

The rateable value is £26,100.

EPC

EPC available upon application.



Property Details



RENT

Rental offers of £45,000 per annum are sought, exclusive of VAT, for a new full repairing and insuring lease of negotiable length.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred.

VIEWING & FURTHER INFORMATION

Strictly by contacting the joint letting agents.

DM HALL



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RICS



Make an enquiry

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