DM HALL

To Let

Prime Retail Unit with Car Parking



111 High Street,
Annan
DG12 6ED

65.03 to 159.05 sq m
(700 to 1,712 sq ft)

- Prime retailing position in Annan town centre
- Triple fronted former bank, suitable for a variety of uses
- Dedicated customer car park to the rear
- Net internal floor area of 159.05 sq m (1,712 sq ft)
- Potential for sub-division to form units from 700 sqft
- Rent details on application

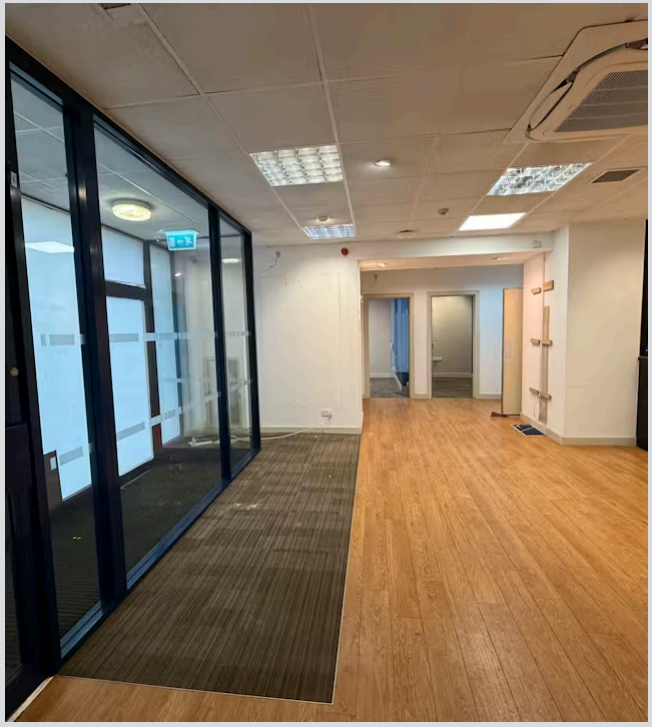
LOCATION

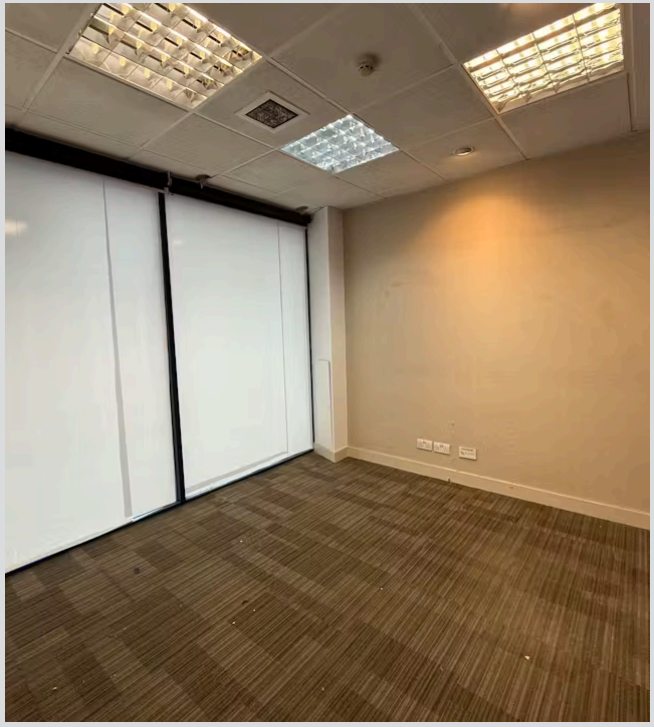
Annan is a well established town located in the Dumfries & Galloway region in the south west of Scotland. The town benefits from strong transport connections via the A75 and the main West Coast railway line providing access to both Scotland and England.

The subject property occupies the prime pitch on Annan's High Street benefitting from high footfall and vehicular traffic. Nearby occupiers include; Dominos, Greggs, Subway, Aldi, Savers, Boots, Vision Express, Farmfoods and Morrisons Daily.









DESCRIPTION

The property benefits from an extremely prominent triple fronted retail unit arranged over the ground floor. There is a rarely available dedicated carpark at the rear with direct access to the subject property.

The net internal floor areas is 159.05 sq m (1,712 sq ft), or thereby. The property has potential for its sub-division in to smaller retail units and units from 700sqft are available.

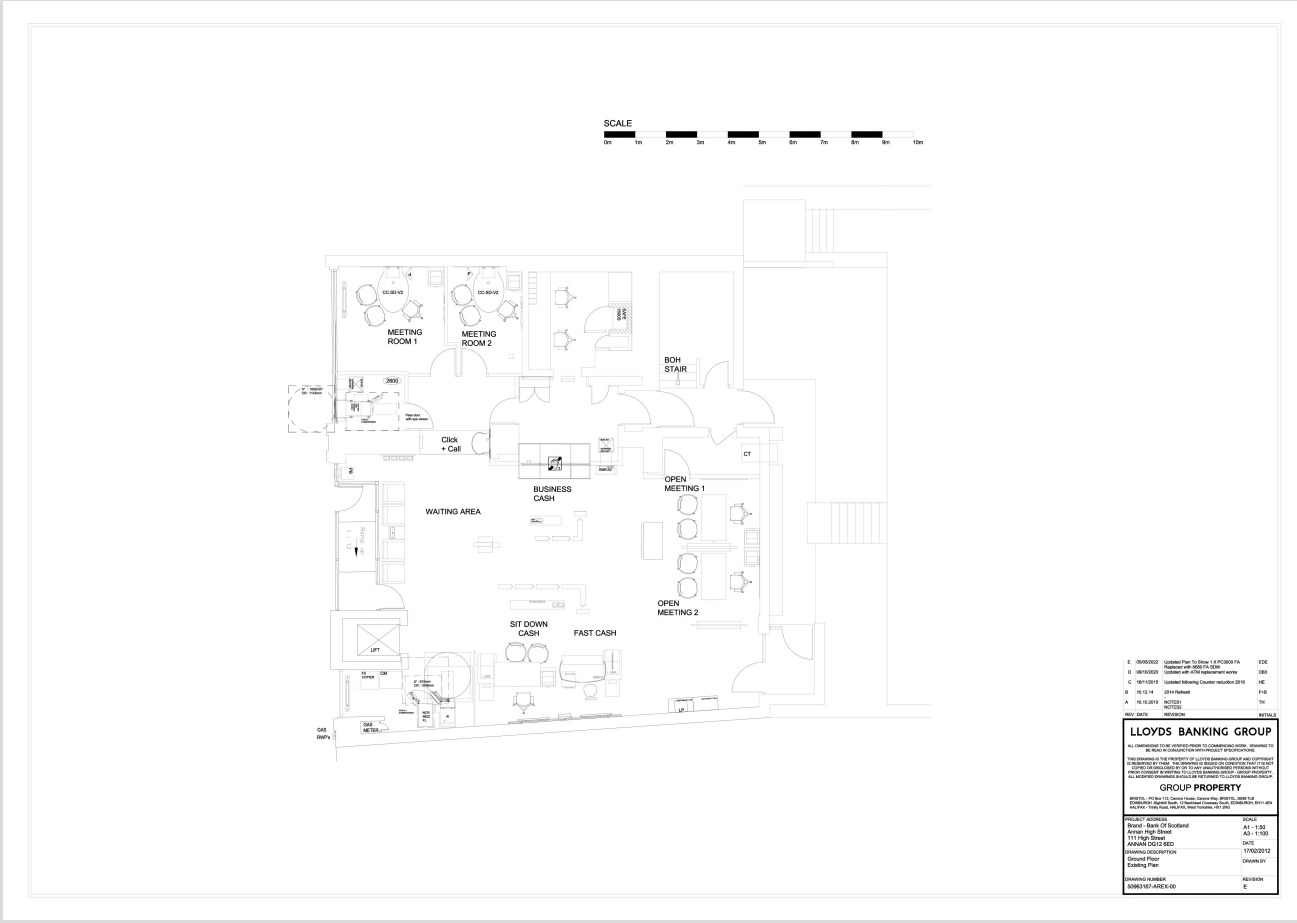
The property is to be re-assessed for rates purposes upon sub-division of the upper floor.

Rental details are available upon application.

An EPC is available upon request.

EPC

A copy of the Energy Performance Certificate (EPC) for the subjects is available upon request.



NON-DOMESTIC RATES

Rates Payable: The property is to be reassessed for rates purposes following sub-division works.

VIEWING & FURTHER INFORMATION

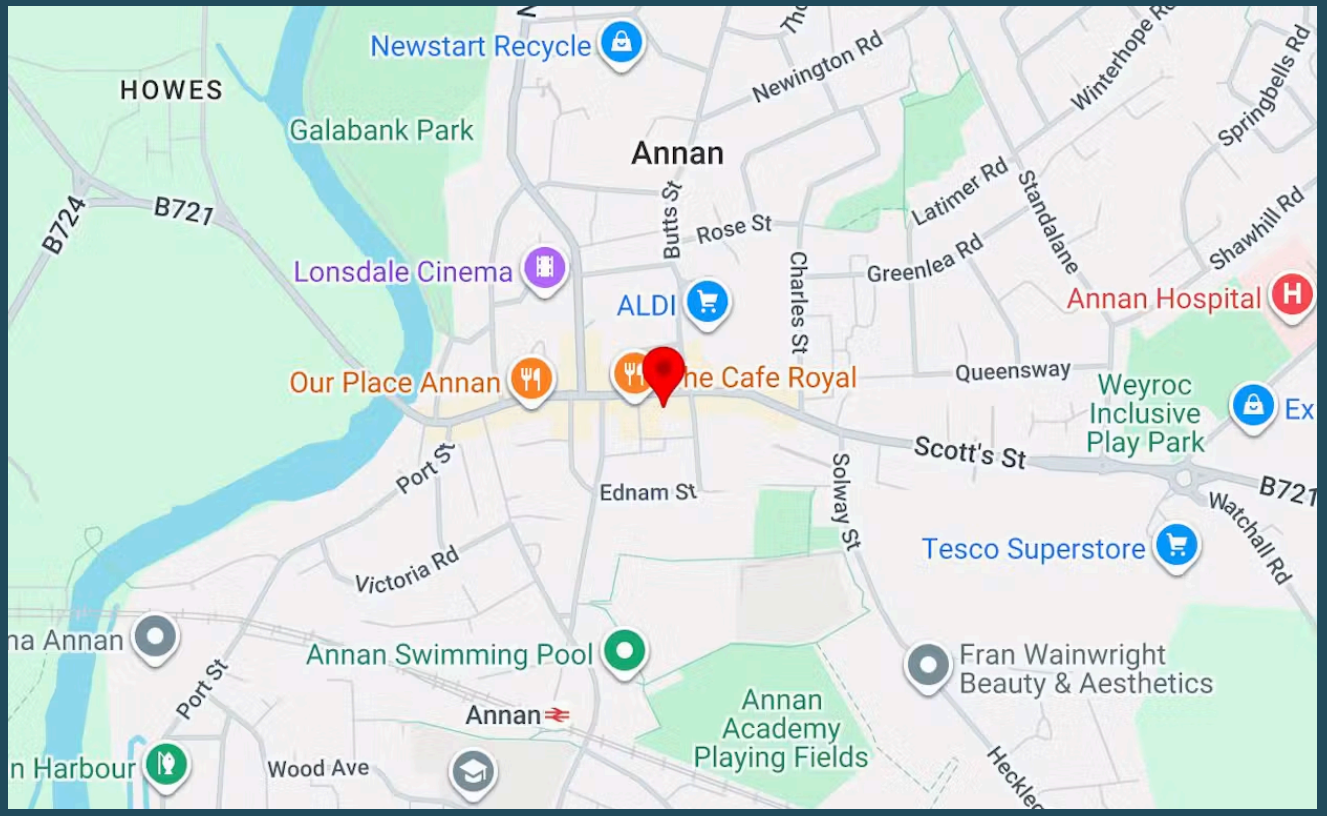
Strictly by contacting the sole agents.

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DM HALL

Regulated by RICS



Make an enquiry

Anthony Zdanowicz
07768 031297
anthony.zdanowicz@dmhall.co.uk

DM Hall
Eldo House, Monkton Road,
Ayrshire, Prestwick
Scotland, KA9 2PB
01292 268055
westagency@dmhall.co.uk

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