

Property for Auction in Scotland - [Print Version]

Lot : Former Star Inn, 150 - 152 Grahams Road, Falkirk, Falkirk
FK2 7BY



Auction House Scotland

0141 339 4466

Your Local Property Auctions Specialist

Auction Date:	Start Time	Property Type:	*Guide Price
Thu 27/08/2026	14:00	Commercial	£70,000

Property Address: Former Star Inn, 150 - 152 Grahams Road, Falkirk, Falkirk FK2 7BY, FK2 7BY

The C-listed former Star Inn enjoys convenient location, approximately 0.5 miles from Falkirk town centre. Extending to approximately 200 sq. metres, and arranged over ground and first floors, the former public house has now been cleared and offers exciting development potential. Planning permission has been historically sought for conversion to two commercial units on the ground floor and two bedroom flat above, and whilst not approved on previous occasions (Falkirk Ref P/24/0121/FUL and P/24/0289/FUL), alternative planning applications that are sensitive to the listed status, both internally and externally, may be viewed more



positively. The keen guide price and strong GDV (gross development value) potential is sure to attract strong demand from builders and investors. Early expression of interest is recommended.

Area

Grahams Road enjoys convenient location close to Falkirk town centre and provides extensive retail facilities including major supermarkets, high street retailers, cafés, restaurants and leisure amenities. The area is well served by local primary and secondary schooling together with further education facilities at Forth Valley College. Recreational attractions include Callendar Park, The Helix and the world-famous Kelpies, all of which contribute to the area's strong residential appeal. Excellent transport links are available via Falkirk High and Falkirk Grahamston railway stations, providing regular services to both Edinburgh and Glasgow, while the nearby M9 motorway offers convenient access throughout Central Scotland.

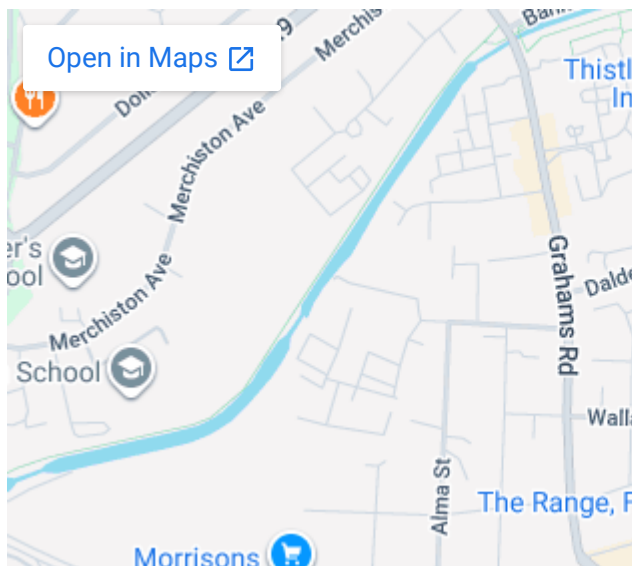
Tenure

Freehold

Local Authority

Falkirk Council

Location Map



Additional Fees

Administration Charge - 3.6% inc VAT of the purchase price, subject to a minimum of £3600 inc VAT, payable on exchange of contracts.

Disbursements - Please see the legal pack for any disbursements listed that may become payable by the purchaser on completion.

Price Information

*Guides are provided as an indication of each seller's minimum expectation. They are not necessarily figures which a property will sell for and may change at any time prior to the auction. Each property will be offered subject to a Reserve (a figure below which the Auctioneer cannot sell the property during the auction) which we expect will be set within the Guide Range or no more than 10% above a single figure Guide.