

GUIDE PRICE
£45,000-£55,000

BIDDING DEPOSIT
£3,500

DIGITAL AUCTION DATE
7th April 2021

BY ORDER OF
**A Major Property
Company**



112 High Street, Lanark, ML11 7ES

A heritable former bank premises offering alternative use potential
(subject to consents)

Bid1.

Property Summary

- Heritable ground floor retail unit
- Town centre location
- Established retail parade
- Approximately 62.24 sq m (670 sq ft)
- Vacant possession

Location

Lanark is an historic market town lying about 28 miles south east of Glasgow and 32 miles south west of Edinburgh and is accessed via the A72, A73, A706 and A743. Lanark railway station is within a short walking distance of the property and provides regional rail services including regular services to Glasgow and Edinburgh.

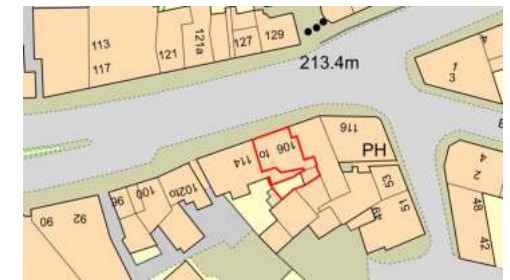
High Street forms part of the A743 and is the principal shopping thoroughfare in the town centre. The property lies on the street near its junction with Bannatyne Street. Nearby occupiers include WH Smith, Holland and Barrett, Subway, Nationwide and Card Factory.

Description

The ground floor only of a mid terraced two storey building of stone construction beneath a pitched roof. The ground floor totals approximately 62.24 sq m (670 sq ft) and is arranged as a front sales area with ancillary storage, kitchen facilities and WCs to the rear. The premises formerly traded as a bank under Class 2 of the Use Classes Order (Scotland) 1997 and as such a change of use to Class 1 (retail) is permitted but prospective purchasers are advised to make their own enquiries of the Local Planning Authority.

Tenure

Heritable (Scottish equivalent of freehold)



VAT

Please refer to the legal pack

EPC

Rating 68 Band E

Local Authority

South Lanarkshire Council
0303 123 1015
www.southlanarkshire.gov.uk

| Unit | Floor | Accommodation |
|-----------------|--------|------------------------|
| 112 High Street | Ground | 62.24 sq m (670 sq ft) |

The auctioneers have not measured the property. All areas have been provided by the vendor.

Note

The plan above is for identification purposes only and prospective purchasers are advised to refer to the title plan within the legal pack.

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