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Commercial Property For sale
3 Cromwell Street
Stornoway
Isle of Lewis
HS1 2DB

Price: Offers over £185,000

Offers for sale, is this versatile property located in the heart of Stornoway town centre. The property is currently is set up as a café and benefits from a fully equipped industrial kitchen, W.C and cloakroom with disabled access and store room/office. There is potential to run as a café/restaurant, retail unit or commercial office space.

The space extends to 119.40 square meters benefits from large display windows, overlooking Stornoway Harbour. The property also benefits from being next to a large public car park and the local bus station and ferry port.

Town centre amenities nearby include an array of local shops, supermarkets, restaurants and bars, arts centre, healthcare, education, sports facilities and transport links with the picturesque castle grounds and harbour a short walk away.

Viewings are strictly by appointment only through our offices and are highly recommended.

Accommodation

Seating Area with Front Entrance Porch



Kitchen with Rear Access



Store Room/Office



Commercial Property Details

Seating Area - 8.70 x 6.40m

Bright and spacious seating area with two large front aspect windows inviting passing trade, front access porch, electric wall radiators and dark wood effect vinyl flooring. BT socket.

Kitchen - 7.85 x 4.51m

Fully equipped spacious commercial kitchen with side/rear door leading out to store room and office space. Side aspect obscured window.

W.C. - 2.00m x 1.53m

W.C and cloak room with white W.C and wash hand basin with disabled access and wood effect vinyl flooring.

Store Room /Office - 6.53 x 3.93m

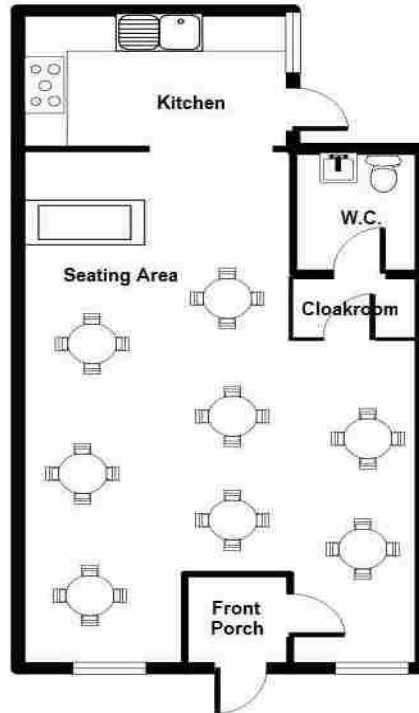
Stairway giving access to spacious store room/office space with velux window, fitted shelving and fitted carpet.

Additional Information

The roof to the rear of the property has recently been replaced with box profile and lead flashing, All traces of the former asbestos roof have been removed.

Rates for this property can be found on the Comhairle nan Eilean Siar website.

FLOOR PLAN



The foregoing particulars of sale are to be used as a guide only. No details are guaranteed and all measurements are approximate and are intended for general guidance only. We have not tested any services, equipment or appliances in the property and we advise prospective purchasers to commission their own survey or service reports before finalising their offer to purchase.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

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