



ERS

CUMBRAE YARNS

Knitting Workshops Crafting

9

**SHOP PREMISES, 9 Stuart Street**  
Millport, Isle Of Cumbrae, KA28 0AJ

**Offers over £80,000**





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Shop Premises , 9 Stuart Street, Millport  
KA28 0AJ, Isle of Cumbrae

PRICE : Offers Over £80,000

Well-maintained attractive double frontage shop premises in a prime position within the town of Millport on the Isle of Cumbrae. Situated immediately opposite the attractive harbour, bus terminal and adjacent to all amenities, surrounding businesses include newsagents, craft/gift/sweet shop/restaurant/public house and deli. This building provides an excellent opportunity for someone to open a commercial business to this walk-in ready space. When purchased in June 2018 when extensive renovations were undertaken the premises were fully upgraded and decorated to a high standard, with ample lighting, double glazed shop windows and in 2019 with the installation of WIFI and new economical electric heating system which can be operated remotely. The premises offer two main rooms and a small kitchenette next to counter. Although currently operating as a wool shop, the property is not being marketed as a 'going business concern'. However, the owner would consider including items of storage, furniture and furnishings in the sale, subject to price offered.

EPC : Pending.

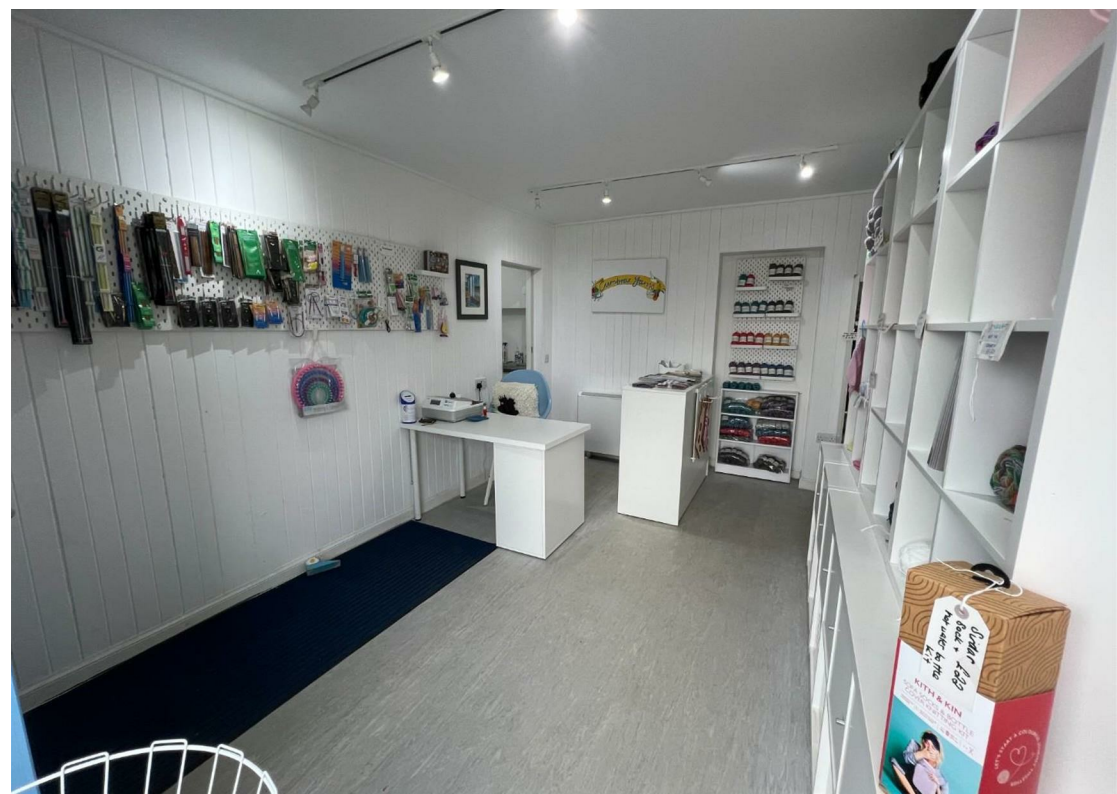
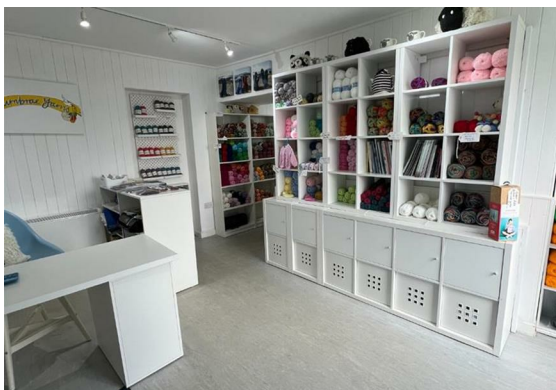
### Entrance

### Shop Floor Area 1

13'8" x 10'1" (4.17m x 3.07m)

### Kitchenette

4'86" x 10'87" (1.22m x 3.05m)

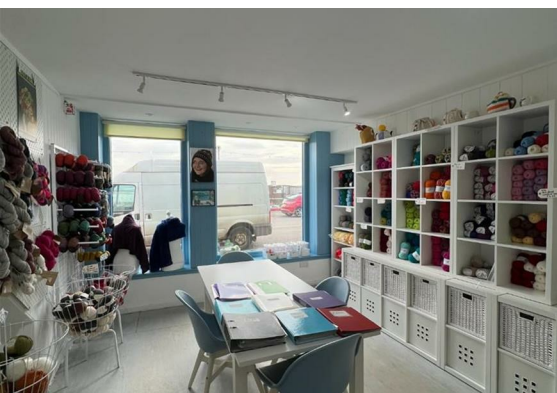






**Shop Floor Area 2**  
 14'57" x 15'49" (4.27m'17.37m"  
 x 4.57m'14.94m")

**Shop Frontage and Views**



Floor Plan

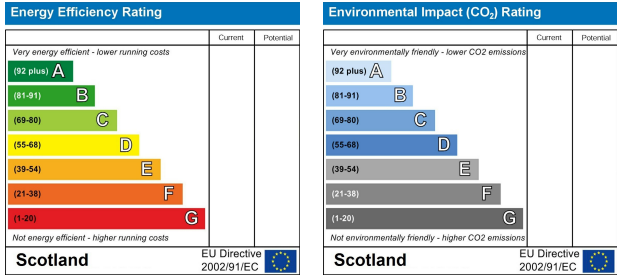
Area Map



Viewing

Please contact our Largs Office Office on 01475673663 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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