



**18 Hospital Street, Perth
PH2 8HN**

Offers over £57,950

An excellent opportunity to acquire a versatile commercial premises in a prominent position on Hospital Street, Perth. Formerly operating as a florist, the property offers flexible space that would suit a wide range of business uses. The accommodation comprises a spacious front shop area, ideal for retail or customer-facing activity, along with a kitchen and WC facilities. To the rear, there is generous storage space with an additional separate storage room, providing excellent functionality for stock management or ancillary use.

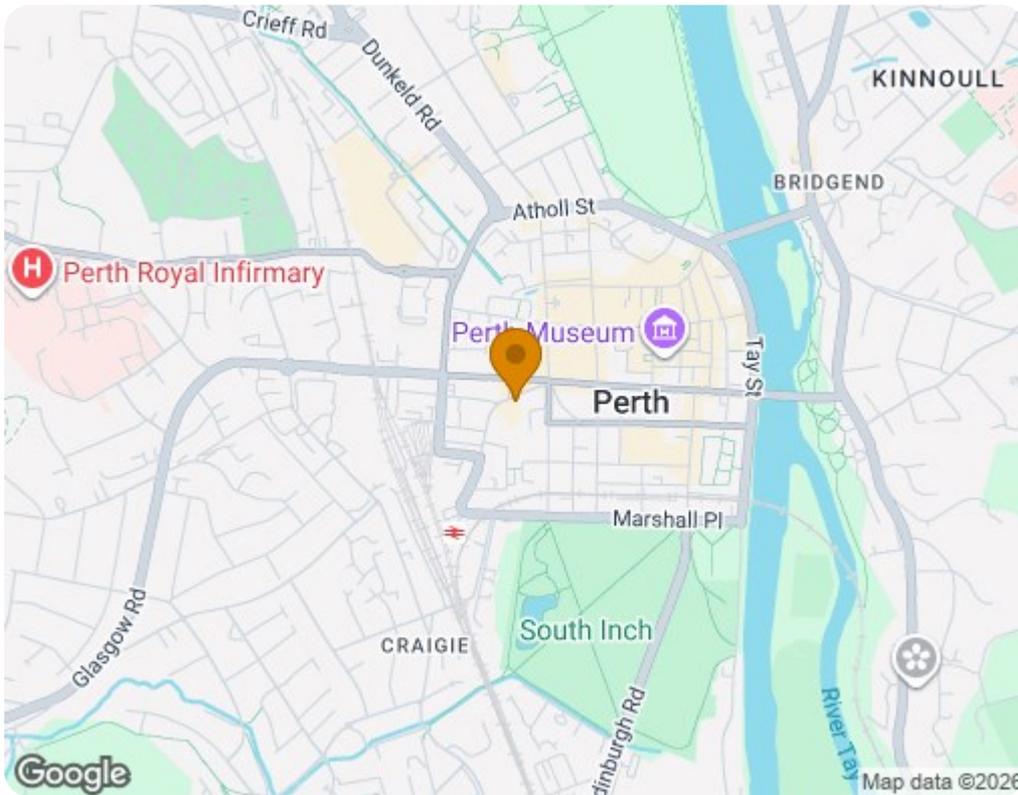
Benefiting from its central location, the property enjoys good visibility and accessibility, making it an attractive option for those looking to establish or expand their business in the city. This adaptable unit offers great potential for a variety of uses, including retail or a service-based businesses. Viewing is essential to appreciate all that is on offer here at Hospital Street, Perth.





- Prominent location on Hospital Street, Perth
- Separate kitchen facilities
- Flexible layout suitable for a variety of businesses
- Adaptable for a wide range of uses
- WC facility
- Think this might be the property for you? Contact our mortgage team to discuss your options — we have appointments available today!
- Spacious front retail area
- Generous storage areas, including an additional rear storage room





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland		EU Directive 2002/91/EC 
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
Scotland		EU Directive 2002/91/EC 