



**165 Main Street
Cumnock**

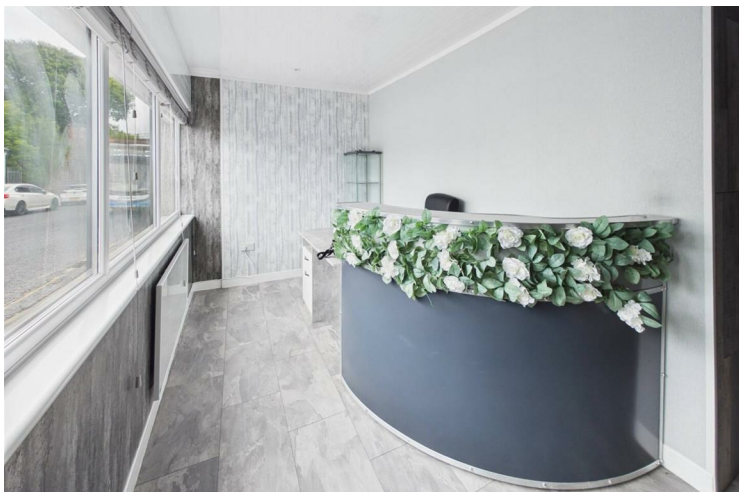
**£60,000
Freehold**

Located on the Main Street in Auchinleck, this fully renovated retail property presents an exceptional business opportunity for aspiring entrepreneurs. With a spacious reception room, this versatile space is ready to trade and is ideally suited for a variety of uses, including beauticians, hairdressers, barbers, therapy rooms, sports massage, or a nail bar.

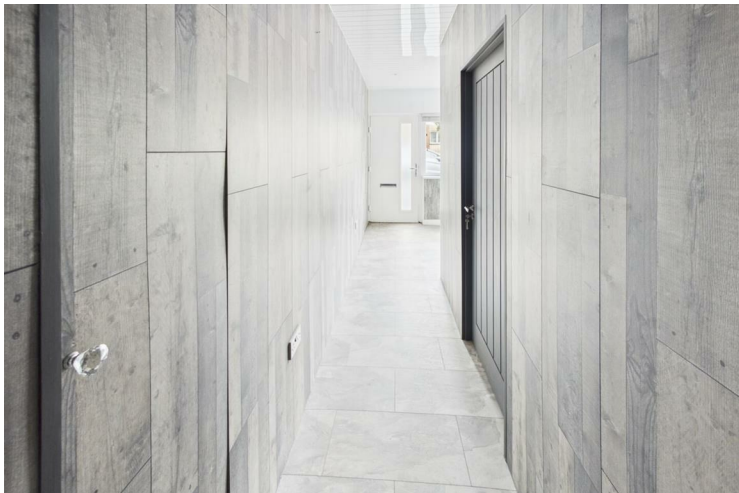
The property boasts a prominent location on the main road, ensuring high visibility and foot traffic, which is essential for any thriving business. The excellent transport links further enhance accessibility, making it convenient for both customers and staff alike.

The community surrounding this area is vibrant and welcoming, providing a supportive environment for new ventures. Whether you are looking to establish a new salon, wellness centre, or any other retail service, this property offers the perfect canvas to bring your vision to life.

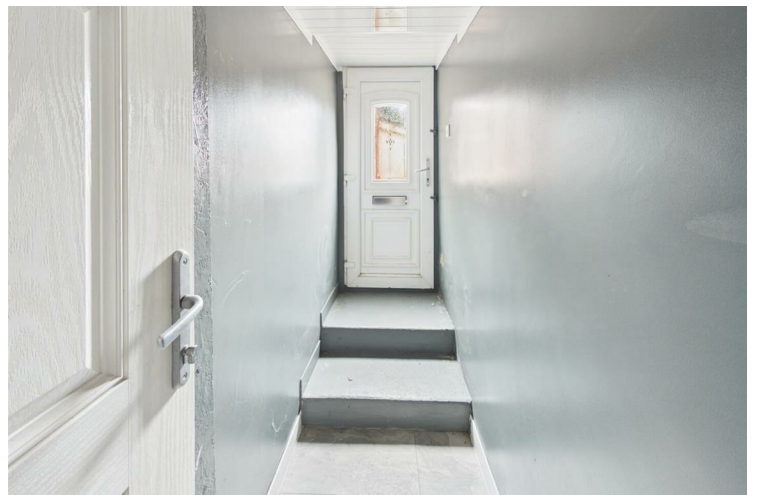
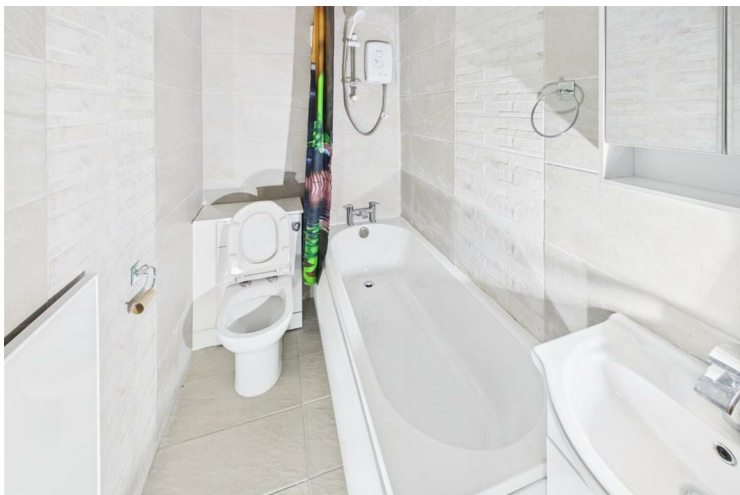
Do not miss the chance to secure this prime retail space in a growing community. It is an ideal opportunity for those looking to make their mark in the local business scene.

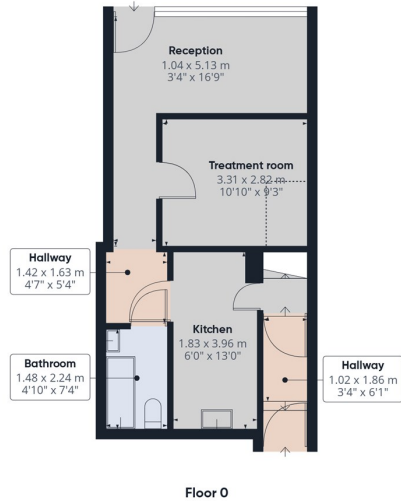


- Fully renovated retail unit
- Prominent main road location
- Great transport links nearby
- Ideal for beauticians/nail bar/sports massage



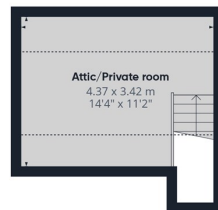
- Suitable for therapy rooms
- Wide variety of business uses
- Community-focused area
- Income potential property
- Viewing highly recommended





Approximate total area⁽¹⁾
52.7 m²
568 ft²

Reduced headroom
7 m²
76 ft²



(1) Excluding balconies and terraces

Reduced headroom
----- Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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