BANNERMANBURKE
PROPERTIES LIMITED

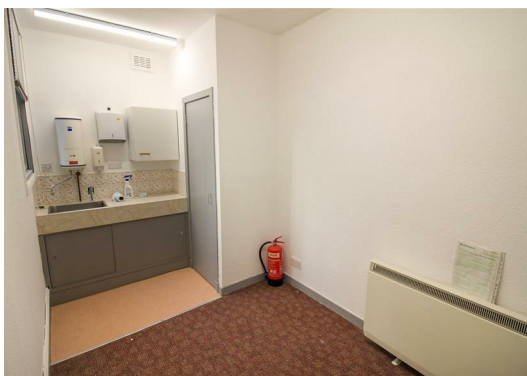


30 High Street, Hawick, TD9 9EH
Offers In The Region Of £75,000

Centrally located ground-floor commercial unit offering versatile accommodation suitable for a variety of business uses. Most recently trading as a convenience store, the property's size and prominent town-centre location make it well suited to a range of retail, office or other commercial uses, subject to any necessary consents. Front shop/office space with a separate cloakroom/WC and staff area with small Kitchen. Electric storage heating.







Hawick Distances

Selkirk 12 miles, Jedburgh 14 miles, Kelso 21 miles, Galashiels 18 miles, Melrose 19 miles, Newtown St Boswells 19 miles, Carlisle 44 miles, Edinburgh 55 miles, Newcastle 60 miles

The A7 provides a through-route to Edinburgh and south to Carlisle and the M6. Rail links are available at Berwick-Upon-Tweed, Carlisle, Tweedbank and Edinburgh. The nearest International Airports are located in Edinburgh and Newcastle.





The Property

Front Shop

26'9" x 13'1" (8.17 x 4.00)

Neutral décor and large shop frontage. Electric heater. Carpet flooring and ample sockets and switches. Telephone point.

WC

5'1" x 5'2" (1.56 x 1.60)

To the rear. Two piece suite of wash hand basin and WC. Wall mounted water heater and storage heater. Window to rear.



Kitchen and Staff Area

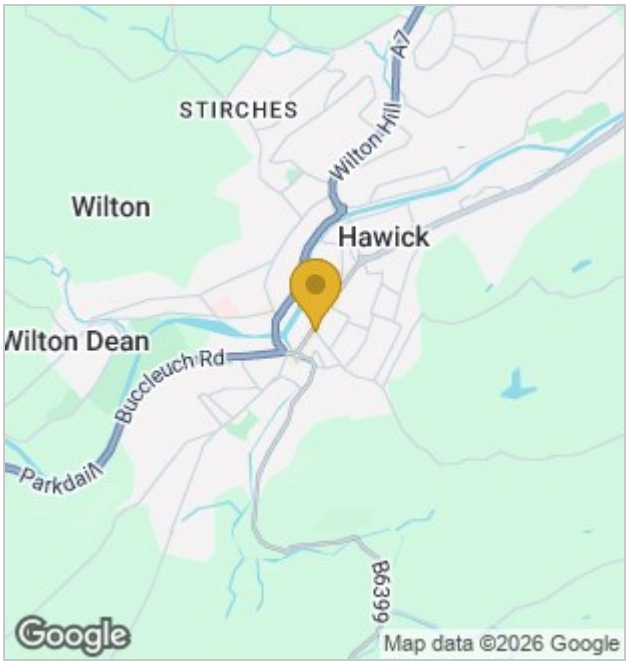
13'0" x 6'10" (3.97 x 2.09)

Window to the rear. Electric heater. Neutral décor. Storage cupboard and small kitchen area with sink and water heater and storage.

OTHER INFORMATION

The property is currently empty and available immediately.

100% Council Rates Relief applicable.





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