



The Isle of Skye Estate Agency

www.iosea.co.uk

The Isle of Skye Estate Agency

Portree Office: sales@iosea.co.uk

01478 612 683

Kyle Office: kyle@iosea.co.uk

01599 534 555



Dunvegan Commercial Unit, Dunvegan, Isle of Skye, IV55 8GT

Offers in the Region £125,000

Large Detached Commercial Unit

Variety of Uses

Prime Location

Excellent Business Opportunity



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Details:

A unique opportunity to purchase a commercial unit offering the potential for a variety of uses, subject to necessary planning or change of use consent. Positioned in a prime location in the popular village of Dunvegan and situated on the main road making it an ideal location to take advantage of passing trade.

On offer is a large detached commercial unit situated on a busy main road in the heart of Dunvegan offering a variety of uses subject to the necessary consents. The premises has been operating for several years as a family run garage which was originally started circa. 1900 and was taken over by the present owners in 1968. They have built up a strong local customer base and are also very well situated to benefit from the high level of passing trade from the many tourists who flood to this popular location throughout the year.

The accommodation within comprises of: Main Workshop, Office/ Shop and Rear Workshop. The building is of block construction with a corrugated steel roof, the floors are poured concrete and there are garage doors to the front and side.

This is an excellent business opportunity with potential to further.

Location:

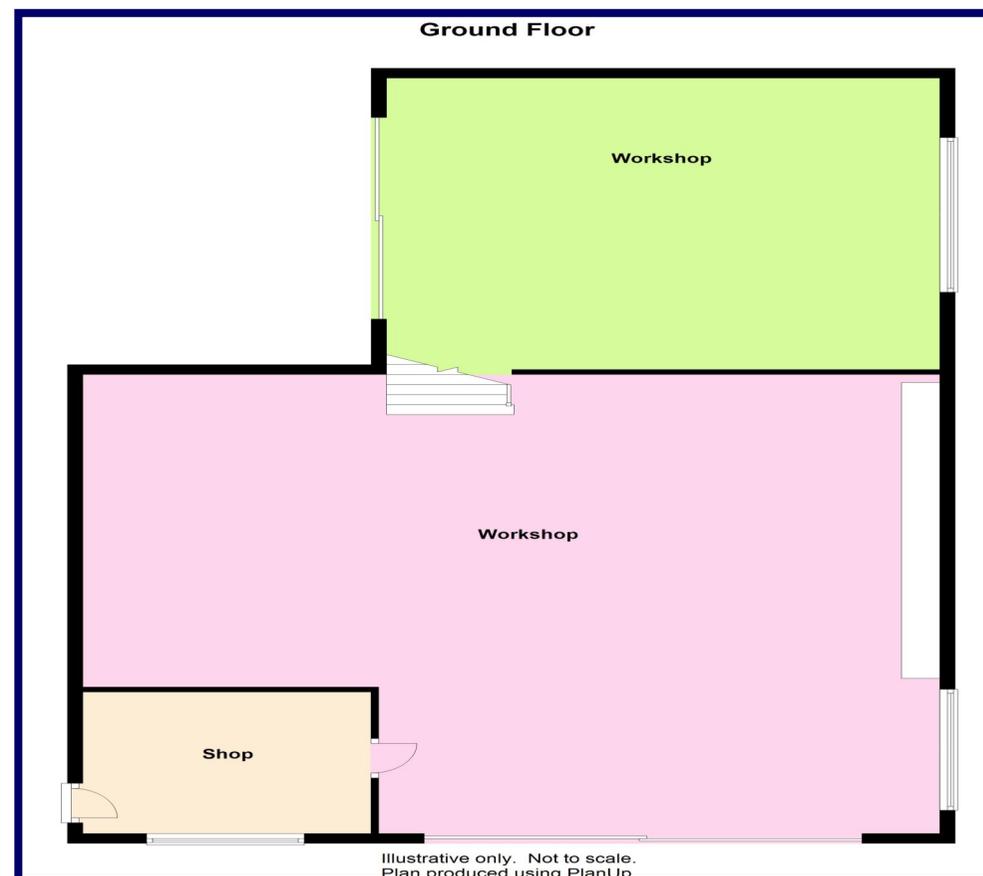
Located in the heart of this busy village close to the local shops and hotels and on the main road route through the village. This area is a magnet to tourist throughout the year who visit the world famous Dunvegan Castle and Coral Beaches. The area is also expanding rapidly with many new homes being built both in Dunvegan and the surrounding areas providing a steady increase in local trade. Dunvegan is some 22 miles from the capital of the Island Portree and is a pretty village with views across Loch Dunvegan and over to MacLeods Tables.

Council Tax:

This property is subject to business rates.

Viewings:

Strictly by appointment through The Isle of Skye Estate Agency.



Services:

Entry:

By mutual agreement.

It is important that if you retain an interest in the acquisition of this property you arrange for your interest to be formally noted to this Agency, otherwise a sale may be concluded on a closing date set without you having been advised.

Every reasonable care has been taken in the drawing up of these particulars for the guidance of interested parties. They are believed to be correct but no guarantee of their accuracy is given and no error or misdescription herein shall annul any sale or be made the subject of compensation by either side. Neither shall these details be deemed to form any part of any contract by either side. Prospective purchasers are advised to take legal advice on the extent and nature of the subjects they propose to acquire.

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Portree Office:
Bridge Road

Kyle Office:
Main Street