



52 High Street, Lanark, ML11 7EX

Town Centre Retail Unit

- Long Standing Tenant
- Ground Floor 955sq ft
- Let to Hays Travel
- 2026 Break Not Exercised
- Lease to September 2030
- Passing £15,200p.a.x
- Price: o/o £170,000

LOCATION

The property is situated on the south side of High Street on the main retailing location within the town of Lanark. Lanark is a busy market town located approximately 20 miles south east of Glasgow and 30 miles south west of Edinburgh. The town has a resident population of c.10,000 with a further catchment of 55,000 persons. Neighbouring occupiers include Specsavers, Costa, Hays Travel and Greggs.

PROPERTY

The property comprises a ground floor retail unit set with a larger commercial parade. The property offers a prominent glazed frontage. Internally the property is presented in accordance with the tenants corporate specifications with suspended acoustic tile ceiling with L.E.D. panels. Partitions have been erected to the rear to form store, office and staff facilities.

AREA

88.7sqm (955sq ft)

NAV/RV

£13,800

LEASE SUMMARY

The property is held on a full respiring and insuring head lease to Hays Travel Ltd expiring 28th September 2030 at a passing rent of £15,200p.a.with a tenants break in 2026 not exercised

Hays Travel Ltd is a family-owned British travel agency chain founded in 1980 and headquartered in Sunderland, England. It operates as the UK's largest independent travel agent, offering services such as package holidays, cruises, flights, and more through retail branches, homeworkers, and online channels. The company expanded significantly in 2019 by acquiring the former Thomas Cook retail estate, which helped solidify its market position despite challenges like the COVID-19 pandemic.



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LEASE SUMMARY (CONT)

It has no parent company and is 100% privately owned by Dame Irene Hays. The company's annual turnover (referring to total sales value) reached £2 billion in 2024, up from over £2 billion in 2023. For context, its accounting revenue was reported at approximately £507 million for the financial year ending April 2025, with pre-tax profits of £81 million.

Hays Travel operates more than 530 high street branches across the UK.

It employs over 3,000 staff, including more than 500 homeworkers

PRICE

Our client is seeking offers over £170,000 for their freehold interest

E.P.C

Available on request

TITLE & LEASE

Available on request

VIEWING

Whilst it is a good idea to visit a property investment that is being marketed for sale as a customer before making a formal viewing, it is vitally important that such visits are carried out confidentially and that no approach is made to the staff, operators or customers of the business.

Many investments are being marketed confidentially and the staff and locals may not know that the property is on the market, therefore a casual approach can adversely affect the business

LEGAL

Each party shall bear their own legal costs incurred in the transaction

TSA Property Consultants

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Anti-Money Laundering

In order to comply with anti-money laundering legislation, the successful purchaser / tenant will be required to provide certain identification documents.

The required documents will be confirmed to and requested at the relevant time

Property Misdescription Act 1991:

The information contained within these particulars has been checked and unless otherwise stated, it is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change out with our control. When we are advised of any change we will inform all enquiries at the earliest opportunity.