



SPACIOUS SHOP TO LET WITH HOT FOOD TAKEAWAY CONSENT

15 Main Street, Holytown, ML1 4TA

LOCATION:

Prominently positioned on Main Street, Holytown, which forms part of the A775 from Bellshill to Newhouse.

Adjoining, and formerly part of, The White House public house, there are industrial units and access to a nearby house to the rear. Parking is also available to the rear and there is a free public car park directly opposite.

Within 2 miles of Bellshill and Motherwell, Newarthill, New Stevenston and Carfin are nearby and the Newhouse Junction of the A/M 8 is within 1 mile. Newhouse Industrial Estate, Eurocentral and Maxim office park are also nearby.

HAMILTON OFFICE:

Suites 7 & 8 Waverley
House
Caird Park, Hamilton
ML3 0QA

CONTACT US

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www.wbcs.co.uk

DESCRIPTION:

A single storey property, formerly part of the attached White House public house. Most recently a bookmakers, Change of Use to Hot Food Takeaway has been granted by North Lanarkshire Council – Reference 20/01389/FUL, full details and plans of which can be viewed on the Council's website . The new tenant will be responsible for re-fitting and equipping the premises to suit and the planning consent permits entrance and exit doors to the frontage, customer waiting area and servery with spacious food preparation and kitchen areas to the rear and staff room and toilet beyond.

AREA:

106.94 sq m/1151 sq ft or thereby net internal area by our calculations.

RATEABLE VALUE: £10,000

For qualifying occupiers, 100% rates relief may be available under the Scottish Government's Small Business Bonus Scheme. Prospective tenants should confirm the position for themselves.

ENERGY RATING:

Awaiting EPC



RENT, LEASE DETAILS etc. :

A new lease is sought on standard, commercial, full repairing and insuring terms for a negotiable duration at **RENTAL OFFERS OVER £15,000** per annum exclusive of VAT and local rates.

In the first instance, all offers should be submitted to Mr Cameron of this office.

VIEWING:

STRICTLY by appointment with Whyte & Barrie as agents.

REF: R554 Prepared February 2021

NOTICE

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