

BROWN & McRAE

LAWYERS
ESTATE AGENTS
NOTARIES PUBLIC

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SHOP UNIT FOR LEASE, 18 HIGH STREET, FRASERBURGH



£200 PCM

Town centre shop premises that would ideally suit the person looking to set up their first business, or for the person looking to extend their ongoing business venture. Now available for lease, the premises comprise:

FRONT SHOP, STAFF WASHROOM, TOILET

FRONT SHOP	With a single frontage display window. Three-quarter glazed front door. The front Shop measures 5.89m x 3m/2.44m (19'4" x 9'10"/8') wide (172 sq.ft), with a suspended ceiling with decorative 'revealed beam' feature, downlighters with low-voltage bulbs and a ceiling striplight. Phone point, electric panel heater, wood laminate floor. Door to:
STAFF WASHROOM	Containing whb and 'Carousel 3' electric hot water geyser. Shelving.
TOILET	Containing wc, extractor and shelving.
RATEABLE VALUE	£2,900
RATES PAYABLE	£1,305
RENT	£200 per calendar month, payable quarterly in advance.
TERM	Minimum 12 months lease.
VIEWING	By arrangement with the Letting Agents.
ENTRY	Immediate entry can be given, otherwise by arrangement.
OFFERS TO	Messrs. Brown & McRae (Ref: MJA).

NOTE: While the foregoing particulars are believed to be correct they are not guaranteed and all interested parties should satisfy themselves on all points before offering.