



#### Key Details

- Prominent position on Greenock's retail thoroughfare
- 7,439 sq ft double fronted retail unit
- Close proximity to the Oak Mall Shopping Centre
- Nearby occupiers include Burger King, Bonmarché, Cancer Research and Greggs

#### On Behalf of Administrators



#### Location

**Miles:** 2 miles west of Port Glasgow  
25 miles west of Glasgow  
**Roads:** A8, A78  
**Rail:** Greenock Central, Greenock West  
(31 minutes to Glasgow Central)  
**Air:** Glasgow International Airport

#### Situation

Greenock has a diverse economy including construction and utilities, manufacturing, retailing and public sector. The property is situated in a prominent position on the east side of West Blackhall Street in Greenock Town Centre, close to its junction with Nicolson Street. Greenock West and Greenock Central railway stations are within walking distance, providing services to Glasgow some 25 miles to the east. The property is located some 60 metres north of The Oak Mall Shopping Centre which accommodates occupiers including Marks & Spencer, Primark, Wilko and Thomas Cook. Other nearby occupiers include Burger King, Bonmarché, Cancer Research and Greggs.

#### Description

The property comprises an extensive double fronted ground floor retail unit.

#### Tenure

Heritable (Scottish Equivalent of English Freehold).

#### VAT

VAT is not applicable to this lot.

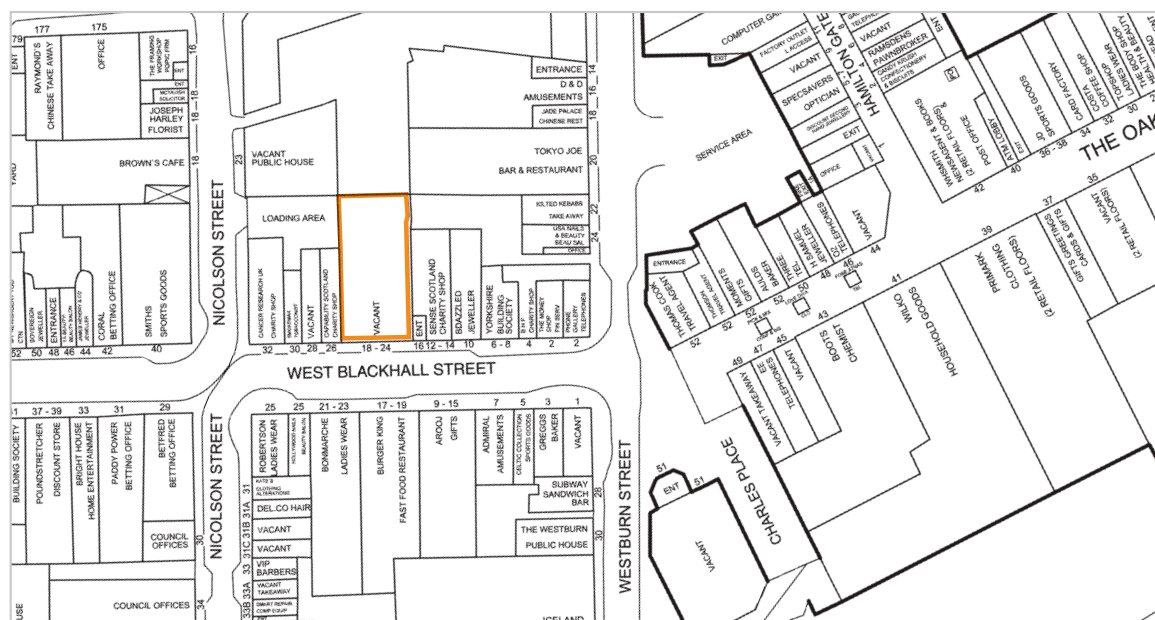
#### Six Week Completion

## Tenancy and accommodation

Floor	Use	Floor Areas (Approx)		Possession
Ground	Retail/Ancillary	691.10 sq m	(7,439 sq ft)	Vacant Possession
<b>Total</b>		<b>691.10 sq m</b>	<b>(7,439 sq ft)</b>	

#### Note

This property is being marketed for sale on behalf of Administrators and therefore no warranties or guarantees in any respect, including VAT, can be given. The information in these particulars has been provided by the Administrators to the best of their knowledge but the purchaser must rely solely upon their own enquiries. The Administrators are not bound to accept the highest or any offer and are acting in respect of this sale without personal liability.



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