

# 80 Castle Street, Forfar, Angus DD8 3AA

Heritable Retail Opportunity

**Lot 40**

Vacant Possession



## Tenancy and accommodation

Floor	Use	Floor Areas (Approx)	Possession
Ground	Retail	91.04 sq m (980 sq ft)	VACANT POSSESSION
<b>Total</b>		<b>91.04 sq m (980 sq ft)</b>	

### Key Details

- Popular market town
- Located on the principal retailing street
- Nearby occupiers include Clydesdale Bank, Peacocks and Cancer Research

### On Behalf of a Major Fund Manager

#### Location

Miles: 14 miles north of Dundee  
29 miles north-west of Perth  
51 miles south of Aberdeen

Roads: A932, B9128, A90  
Rail: Arbroath Railway Station  
Air: Dundee Airport

#### Situation

Forfar is a popular market town in the east of Scotland, 14 miles north of Dundee. The property is located in the town centre, on the northern side of Castle Street. Nearby occupiers include Cancer Research, Nationwide Building Society and Clydesdale Bank.

#### Description

The property comprises a ground floor retail unit with residential above (in separate ownership).

#### Tenure

Heritable (Scottish equivalent of Freehold).

#### Viewings

Please contact Mhairi Jarvis on 07718 899341.

#### VAT

VAT is applicable to this lot.

#### Energy Performance Certificate

Available from the legal pack at [acuitus.co.uk](http://acuitus.co.uk)



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