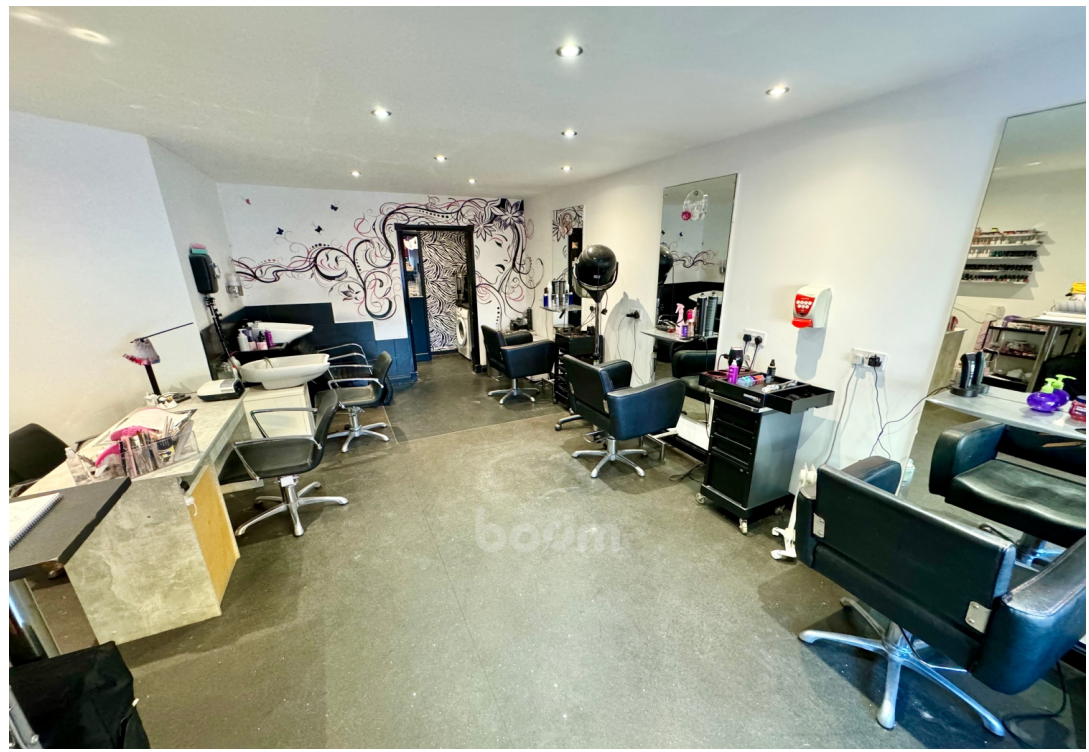
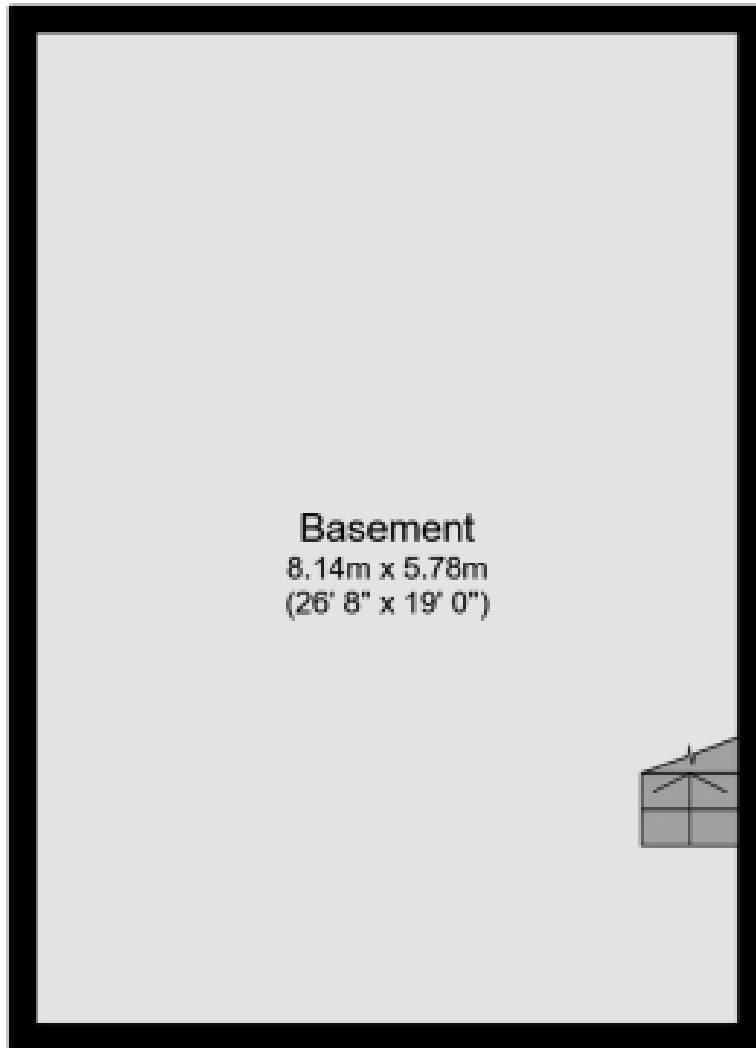




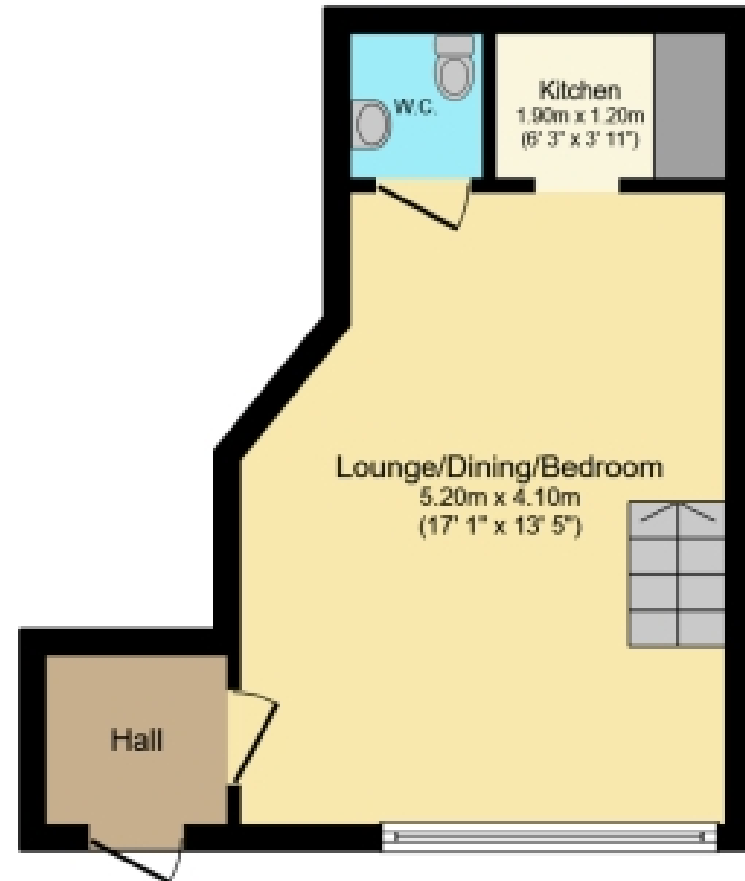
80 Main Street, Kilbirnie

Offers In The Region Of £30,000





Basement
Floor area 47.0 m² (506 sq.ft.)



Ground Floor
Floor area 25.6 m² (275 sq.ft.)

TOTAL: 72.6 m² (782 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

THE PROPERTY

**** READY-TO-USE HAIR SALON * MASSES OF POTENTIAL FOR OTHER BUSINESS VENTURES * PRIME MAIN STREET LOCATION * LARGE BASEMENT WITH POTENTIAL TO EXPAND * Please contact your personal estate agents, The Property Boom for much more information and a copy of the home report.**

Situated in the centre of Kilbirnie, this popular hair salon offers a well-positioned business unit in the town's most visible and high-traffic street. No. 80 Main Street is perfectly located to attract both local footfall and passing traffic on route to Largs and A737 routes. This property is ideal for a variety of business ventures with plenty of growth potential.

Currently operating as a hair salon, this property is suited for various business ventures. The versatile layout and prominent location provide countless possibilities to make your mark in this vibrant community.

The shop is fully equipped for immediate salon operation which includes four salon chairs and two hair-washing stations, with ample room for further customisation or expansion. The open plan design can be personalised to suit your brand. A kitchen and storage area ensures functionality, and the property includes a W.C. for the convenience of staff and customers.

Additional potential lies beneath the shop floor, with a large basement that can be developed for extra storage, workspace, or another innovative use to enhance the business. Nearby car parks provide plenty of off-street parking for both residents and visitors.

Viewing is by appointment - please contact The Property Boom to arrange a viewing or for any further information. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale.

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