

01382 462050

 *Happy Feet*
Too
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Appointments only
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195

Street Level!

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**195 PRINCES STREET, DUNDEE, DD4 6DQ
OFFERS OVER: £35,000**

**CAMPBELL
BOATH**

Solicitors & Estate Agents

www.campbellboath.com

Bank House, 1 Stirling Street, Dundee DD3 6PJ. Tel: 01382 202060 Fax: 01382 202058

Property Layout:- Front Shop, Rear Shop, W.C Cloaks and basement.

Excellent investment opportunity to acquire a shop premises for sale located on a main arterial route and is within close proximity of the City Centre. The shop which was previously trading as a Foot Health Centre, is located in an excellent location for passing trade, comprises a Shop front with window display, rear shop area, W.C/cloaks and separate basement. There are fitted electric roller shutters. Internal viewing is highly recommended.

Front Shop 18'1" x 11'4"

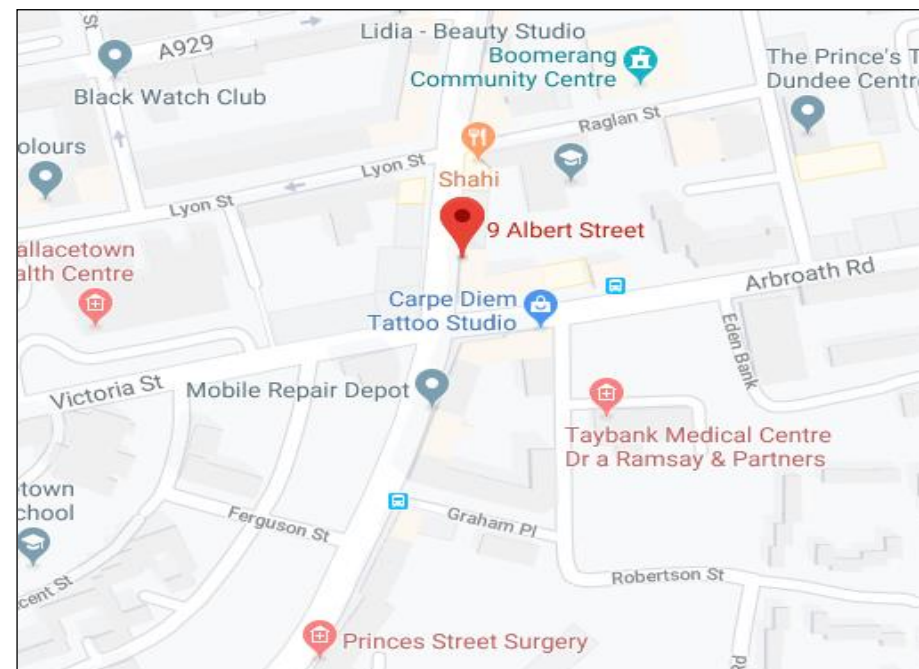
Rear Shop 7'9" x 7'0"

Basement 14'0" x 10'0"



FREEHOLD

Excellent investment opportunity to purchase a shop which is conveniently located on a main arterial route within close proximity of the City Centre. The present layout comprises of the front shop with window display and a large rear shop with cloak room facilities. Previously trading as the "Happy Feet". There is a large basement area which is accessed from the communal close to the side of the shop.





VIEWING:- Telephone Campbell Boath, Solicitors (01382)202060

E-Mail: property@campbellboath.com

Office Opening hours Monday – Friday 9am – 5pm



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FOR MORE DETAILS REGARDING THIS PROPERTY AND MANY OTHER PROPERTIES VISIT OUR WEBSITE @ www.campbellboath.com OR TELEPHONE OUR OFFICE ON 01382 202060.

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All measurements have been taken by a sonic tape measure and therefore may be subject to a small margin of error. Whilst the Selling Agents believe the above details to be correct, no warranty can be given and any potential purchaser should satisfy themselves as to the accuracy of.

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