

CLOSING DATE: 12 NOON THURSDAY 16 JANUARY 2020



FOR SALE

**RICHMOND HALL
MAIN ROAD, KIRKOSWALD**

LOCATION

The subjects are situated in the village of Kirkoswald approximately 15 miles south of Ayr. The building benefits from a prominent frontage on to the busy A77 which is the main trunk road linking the ferry port at Stranraer with Glasgow.

The premises are situated on the west side of Main Road at its junction with Balvaird Road and a short distance to the north of the village centre. The building is shown outlined red in the plan below.

DESCRIPTION

Richmond Hall is a category B listed former community hall built in 1924. The single storey building was until recently used by the Council as a community hall and is of stone construction with a pitched roof with a slate covering. Internally the building contains a main hall with a number of smaller meeting rooms, stores and a kitchen. The hall has its own private car parking.

PLANNING

Richmond Hall dates from 1924 and is a category B-listed building.

The primary objective of any development is to secure the re-use of the building. Any alterations to the building or enabling element of the development of this site must not compromise the character or setting of this listed building.

Pre-application discussions with the Council's Planners are strongly encouraged for any proposed development.

For further information contact the Council's Planning Service on 01292 616 107 or e-mail: - planning.development@south-ayrshire.gov.uk.

GROSS INTERNAL AREA

The property extends to approximately 304 sq m (3,272 sq ft).

RATEABLE VALUE

The rateable value is currently £13,800.

ENERGY PERFORMANCE CERTIFICATE

The EPC rating of this property is G.

SALE PRICE

Offers are invited for the heritable interest in this property.

PROFESSIONAL FEES

The purchaser will be responsible for the Council's professional fees as well as any Land and Buildings Transaction Tax (LBTT) incurred in this transaction.

OFFERS

Please note that a closing date for final offers for this property has been set for **12 noon on Thursday 16 January 2020**.

Formal written offers are invited for the Council's heritable interest in this property. **Offers submitted in any other format, including those submitted by fax or e-mail, will not be considered.** Your offer must contain full details of the proposed use for the property otherwise it is likely to be rejected.

Envelopes containing offers must be clearly marked '**Richmond Hall, Kirkoswald Offer, do not open before 12 noon, Thursday 16 January 2020**' and should be sent to: -

Estates Section
South Ayrshire Council
Newton House
30 Green Street Lane
Ayr
KA8 8BH

CONTACT

For further information and access please contact: -

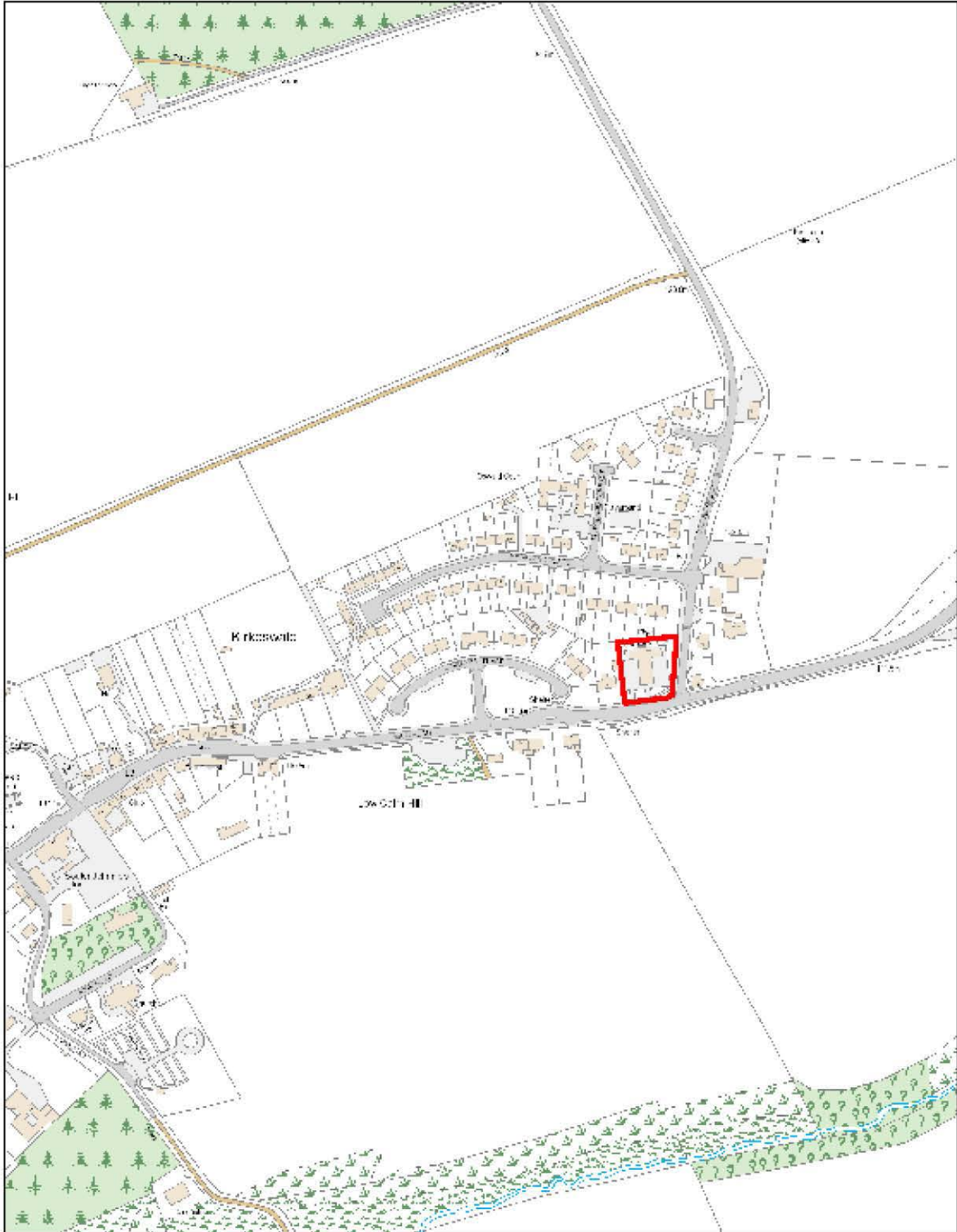
Robert Campbell: - 01292 612 833

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Richmond Hall, Kirkoswald

Scale 1:3500



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