

# STEWART & BENNETT

SOLICITORS

## Wrights Clothing & Footwear, Dunoon, PA23 7HA



### Offers Invited £89,000

- For Sale £89,000 or Rent £650pcm
- Excellent business opportunity due to retirement.
- Men's & Ladies' clothing and footwear Business for sale.
- Main location at 192 Argyll Street.
- Established for 39 years.
- Prominent double fronted shop.
- Recently renovated ground and basement floors.
- Sale £89000 or Rent £650 pcm. (Plus stock at valuation.)
- [www.wrightsclothing.com](http://www.wrightsclothing.com) [www.eliteladiesfashion.co.uk](http://www.eliteladiesfashion.co.uk)

FOR OUR FULL PROPERTY LIST VISIT OUR WEB SITE:

**[www.stewartbennett.com](http://www.stewartbennett.com)**

Telephone: 01369 704954 Fax: 01369 706695

## DESCRIPTION

**\*BUSINESS OPPORTUNITY\* FOR SALE OF FOR LEASE Wrights & Elite Clothing & Footwear, 192, Argyll St., Dunoon PA23 7HA**  
Offers Invited freehold £89,000, or rent £650pcm, Plus Stock at Valuation

The sale of Wrights Clothing and Footwear offers an excellent opportunity to purchase a well-established men's and ladies' clothing & footwear business in the beautiful area of Dunoon & Cowal. Established in 1983 Wrights has developed into selling branded clothing and footwear, with business accounts with well-known brands, including Superdry, Police, Remus, Gabicci, Viyella, Peter England, and Douglas & Grahame for the men, and Vero Moda, BYoung & AngelEye for the ladies. Footwear brands include Skechers, Cat & London Brogues.

The business provides a full men's Wedding and Kilt Hire service, and stocks Dunoon Grammar School blazers. Recently renovated, this well-presented retail outlet, with double frontage window displays, is situated on Dunoon's main shopping street, and has spacious sales areas on two floors, the lower floor being accessed by stairs. Lower floor also has a stock room, W.C. and access to rear parking. Heating by Electric storage heaters. Full security alarm and electric window shutters. The owners, who are retiring, are willing to provide assisted handover for up to 6 months if required. More details on request. [www.wrightsclothing.com](http://www.wrightsclothing.com) [www.eliteladiesfashion.co.uk](http://www.eliteladiesfashion.co.uk)

## VIEWING

Tel: 01369 704954

## TRAVEL

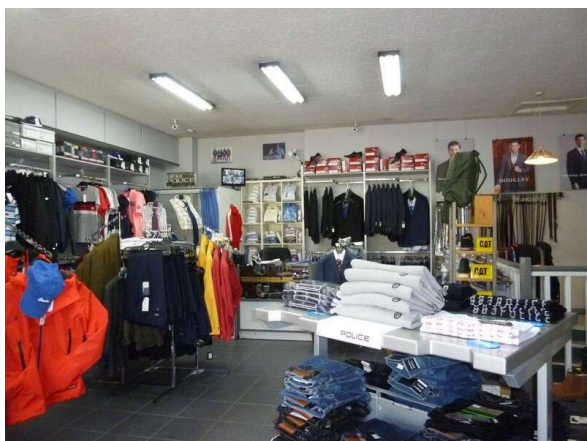
Wrights clothing & Footwear is located in prime location within Argyll Street. Western Ferries provide a vehicular service between Hunters Quay (Dunoon) and McInroys point(Gourock) allowing easy access by car to Glasgow and surrounding areas. Turn Left on exiting ferry terminal and follow shore road through Kirn to Dunoon. Turn right at the Queen's Hall onto Argyll Street. Wrights Clothing & Footwear is on the right hand side of street. Caledonian MacBrayne Ltd provide a pedestrian only service between Dunoon and Gourock with onward travel to Glasgow City Centre. Pedestrian only ferry services are provided by Caledonian McBrayne Ltd between Dunoon breakwater and Gourock Pier with onward train connection to Glasgow Central Station. Situated on the Cowal Peninsula, the local area may be reached by road via the A83 from Glasgow passing Loch Lomond and the Rest and Be Thankful.

## NOTE

These particulars have been carefully prepared after due enquiry, but are provided as a guide only. These particulars do not form part of any contract. Whilst the Agents consider that information and opinions are accurate, interested parties must not rely on any statement, whether oral or written, made by the Selling Agents.

Offers are invited in the style of the Scottish Standard Clauses (Edition 4) The Sellers will not be bound to accept the highest, and indeed, any offer. Interested parties should register their interest with the Selling Agents in case a closing date for offers is set, but the Sellers are not obliged to proceed to a closing date.

Stewart & Bennett, Solicitors,  
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