



## Junction Road, Kirkwall, Orkney, KW15 1AX

**Offers Over £50,000**

Situated in the heart of Kirkwall, Orkney, this prime development site on Junction Road offers an exceptional opportunity for those seeking a lucrative venture. With ample space, this opportunity is ideal for a variety of development or business opportunities.

Conveniently located in the town centre, this site boasts easy access to local amenities and offers parking for one vehicle, ensuring convenience for both customers and employees alike.

Whether you're looking to expand your business or embark on a new development project, this property presents a promising prospect in a sought-after location. Don't miss out on the chance to turn this blank canvas into a thriving enterprise - seize this opportunity today!

## BEST ESTATE AGENTS GUIDE

When you choose to work with us, you are officially working with one of the UK's Best Estate Agents. We received this award in 2023 for sales and are delighted to have been invited back to London for our award in November for 2024.

The very best agents are listed in The Best Estate Agent Guide - a website for sellers to help them choose who the best agents are in their area.

If you want to achieve the best results for your property sale, combined with receiving the best customer service, we would love to help.

## VIEWINGS

By appointment only, arranged through K Allan Properties.

Call 01856 876377 or email [info@kallanproperties.co.uk](mailto:info@kallanproperties.co.uk)

## DISCLAIMER

Whilst we endeavour to make these particulars accurate, they do not offer/form any part of a contract on offer and are not guaranteed. Measurements are approximate. We have not tested electricity, gas or water services or any appliances. Photographs may have been taken with a wide angle lens.

## OFFERS TO

K Allan Properties

Watergate

Kirkwall

KW15 1PD

[info@kallanproperties.co.uk](mailto:info@kallanproperties.co.uk)

## Floor Plan



## Area Map



## Energy Efficiency Graph

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Watergate, Kirkwall, Orkney, KW15 1PD

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