

T.K. maxx

FIFTEEN
RIVER
STREET

AYR
KA8 0AX

RETAIL / LEISURE UNIT
WITH POTENTIAL TO SUB-DIVIDE
57,000 SQ FT (5,295 SQ M)
DEDICATED 394 SPACE MULTI-STOREY CAR PARK

big
labels
small
prices

TO LET



FIFTEEN
RIVER
STREET

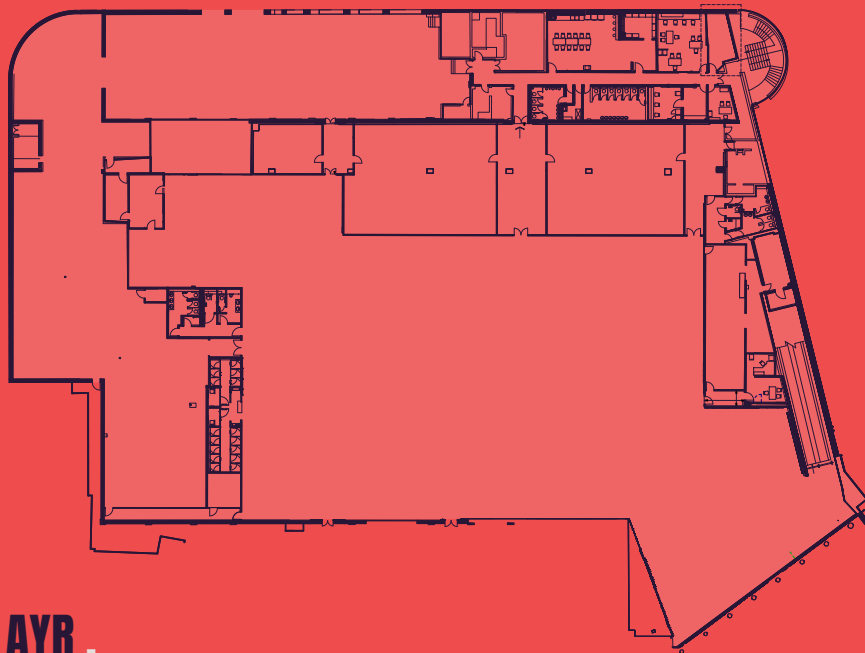
Accommodation

The property is arranged over ground and first floor levels, comprising the following approximate floor areas:

	SQ FT	SQ M
GROUND (SALES)	35,091	3,260
GROUND (ANCILLARY)	19,213	1,785
FIRST (ANCILLARY)	2,788	259

The property can be let as a whole or potentially sub-divided.

GROUND FLOOR PLAN



Rent

On application.

Rates

Rateable Value: £208,000.

EPC

Rated E. Full Energy Performance Certificate is available upon request.

Terms / Timing

The property is available on a new Full Repairing and Insuring lease for a term to be agreed and is available from September 2026.

Legal Costs

Each party to be responsible for their own legal costs incurred during the transaction. For the avoidance of doubt, the ingoing tenant will be responsible for Land & Buildings Transaction Tax (LBTT), registration dues and any VAT payable thereon.

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