



Saltcoats North Church & Hall, Ivanhoe Road, Saltcoats, KA21 6LS

Property

Detached former church and adjoining hall, brimming with character and offering potential for modernisation and redevelopment.

The internal accommodation comprises the following:

Altar and congregational seating, Entrance Vestibule, Small Hall, Main Hall, Male and Female WC's, Kitchen, Session Office, Boiler Room, Vestry, Organ Area & Gallery Seating

The sale benefits from well kept grounds surrounding the property and a car park.

Area

TOTAL: 968.60 sq m 10,426 sq ft

Services

The property is connected to mains supplies of water, gas and electricity.

Drainage is understood and assumed to be into the main public sewer.

Planning

The building could be used, without the necessity of obtaining change of use consent, as a crèche, day nursery, day centre, educational establishment, museum, art gallery or public library. It also has potential for a variety of other uses, such as a theatre, cinema or entertainment venue, retail space or community resource subject to obtaining appropriate consents.

EPC

Rating C



Local Area

The church and hall are located within a residential area close to all amenities Saltcoats has to offer. The property is only a short drive from the local beach and a handful of scenic walks.

Local amenities include: Supermarkets, retailers, cafes, restaurants, library, leisure facilities, primary and secondary schooling.

Public transport facilities locally include regular bus services with frequent rail travel from Saltcoats Railway Station. In addition, there are good road links providing easy access to the A77 and M77 Motorway.





TOTAL: 940 m²
 FLOOR 1: 828 m², FLOOR 2: 112 m²
 EXCLUDED AREAS: PORCH: 2 m², OPEN TO BELOW: 227 m²
 This Floor Plan is For Illustrative Purposes Only. Measurements Provided Are Reliable But May Not Be Accurate. Verify Independently.



Offers

Offers are invited and should be submitted in writing, through a Scottish solicitor. Please send offers via email in the first instance.



The Church of Scotland

Law Department

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Edinburgh

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Email: properties@churchofscotland.org.uk

It is possible that a closing date for offers will be fixed and, to ensure that they receive intimation of this, prospective purchasers must formally intimate their interest, via a Scottish solicitor, in writing or by Email with the Law Department.

As offers will require to be considered by one or more Church Committees, they should not be subject to short time limits for acceptance.

The sellers do not bind themselves to accept the highest or any of the offers they receive.

Whilst the foregoing particulars are believed to be correct they are not warranted on the part of the sellers and prospective purchasers will require to satisfy themselves with regards to all matters prior to offers.

The Church of Scotland -Scottish Charity No SC011353

