

EMPTY PREMISES FOR  
SALE

Ref: 8624

# Annie's Nursery

1 Rannes St, Inch, Aberdeen, Aberdeenshire, AB52 6JJ



abacus  
DAY NURSERY SALES

You can count on us.

# Property: £259,995

EPC rating: C / Business rates: TBC

Latest available accounts

Not Applicable

## Empty Premises - Aberdeenshire

Abacus are pleased to bring to the market this former children's day nursery located in Aberdeenshire.

- ✓ Leasehold Option Available
- ✓ Large Outdoor Area
- ✓ Beautiful Views To Rear
- ✓ Prominent Position In Residential Area
- ✓ Fully Equipped
- ✓ Previously Trading as 25 Place Nursery
- ✓ Accessible Facilities
- ✓ Recently Closed



## About

Annie's Nursery was established by our clients in this residential area of Inch in 2000. The business offered daycare for children from birth to five years and was registered for 25 places, before closing in October 2024 due to retirement.

## Location

The property occupies a prominent trading position within a sought after residential. The area is well populated with a number of amenities nearby including a school, supermarket, playground and restaurants. The area is well linked by the A96 with strong public transport links and parking is available in the immediate area.

## Premises Details

The property an attractive single storey property with play area and gardens to the front. The building has large branding and signage on display. Inside, the welcoming reception area leads to two open plan play rooms. There is also a dedicated kitchen, office area, toilet and changing facilities and both rooms have direct access to the outdoor play areas which are also fully equipped. All areas are finished to a high standard with safety and comfort in mind.

Purchasers should enquire with relevant local authorities to confirm the rates payable.



## Fixtures & Fittings

All fixtures and fittings included.







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## Contact

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Abacus is part of the



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