

THE CHURCH OF SCOTLAND

eaGLAIS NA h-ALBA



Centre Ref No 44950

**FORMER CHURCH AND HALLS,
BRIDGE STREET,
WICK KW1 4NG**



Traditional stone build Church and Hall (Category B listed) prominently sited on the west side of Bridge Street, Wick with potential for development for a variety of uses.

The subjects of sale comprise a former Church and hall over three floors. The main walls are of traditional stonework under a pitched roof clad in slates. The building incorporates a spire and bell tower. On the front elevation there is a substantial leaded glass window with other large windows to the rear, two of which have stained glass. The main Church incorporates seating at ground level and first floor levels with the upper seating arranged in a horseshoe arrangement. At the lower ground floor level, and accessed both from Bridge Street and from the lane at the rear, there are a range of store rooms and the boiler house. The building is Category B Listed

The property is situated on the west side of Bridge Street within the centre of the market town of Wick. It is surrounded by properties of mixed commercial styles including a nursing home, two banks, with the Town Hall and the Sheriff Court opposite. A number of shop units are in close proximity fronting Bridge Street which is the main A99 Latheron to John O'Groats road

**OFFERS IN THE REGION OF £100,000
ARE INVITED**

MRS JANETTE SWILSON, LL.B., N.P.
Solicitor of the Church

LAW DEPARTMENT
121 George Street
Edinburgh EH2 4YN
Tel: 0131 240 2263 Fax: 0131 240 2246
Dx ED 144 LP-121, Edinburgh 2

MISS MARY E MACLEOD LL.B., N.P.
Depute Solicitor



ACCOMMODATION

The accommodation comprises as follows:

Ground Floor: (approx 366sq m)

Two Entrance Vestibules 3.6m x 4.15m and 4.6m x 3.95m
Main Church 17.5m x 17.59m plus 7.33m x 3.5m

First Floor:

Fixed Seating with Two Stairwell Accesses
17.5m x 9.30m and 12.68m x 4.16m

Lower Ground Floor: (approx 366 sq.m)

Vestibule
Hall 7.4m x 7.2m
Vestry 4.23m x 3.11m
Kitchen 3.3m x 3.07m
Cloakroom with WC 1.10m x 2.29m
Store /large cupboard
Boiler Room, plus 4 rooms (access from Bridge Street)
Large store (access from rear of church)

SERVICES

The subjects are served with mains electricity, water and the drainage is connected to the main public sewer. Heating is provided by an oil fired central heating system with the boiler located in one of the lower ground floor stores with the oil storage tank located at the front.

PLANNING

As the property is Category B Listed it is recommended that all parties make their own enquiries with the Local Planning Department of The Highland Council as to whether their proposed use of the building requires any Planning and Listed Building consents. No fitments can be removed without prior approval of Highland Council.

ENTRY

As the property is currently empty, early entry can be given.

VIEWING

Viewing by appointment. Please contact Elizabeth Henderson (01955 604156) or Iain Banks (01955 604262).



OFFERS

Offers in the region of £100,000 are invited and should be submitted in writing to:-

Church of Scotland Law Department
121 George Street
Edinburgh
EH2 4YN
Telephone 0131-240 2263
Fax 0131-240 2246
E-mail: properties@cofscotland.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 in writing or by e-mail with the Law Department.

As offers will require to be considered by two 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 received.

This and our other properties for sale can be viewed at www.cofsproperties.org.uk

The Church of Scotland General Trustees Scottish Charity No. SC014574

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Whilst the foregoing Particulars are believed to be correct they are not warranted on the part of the sellers and it will be for any purchaser to satisfy him or herself with regard to all matters prior to the submission of an offer.