



N/A



N/A



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FOR LEASE

£750 PCM & DEPOSIT

18 Robertson Road, Fraserburgh,

AB43 9BF

**C. Tax
EXE**

**EPC
C 32**

**m²
105.72**

Commercial unit for lease.

Previously been a chip shop & chinese take-away.

No heating.

Cooking facilities to the rear.

Are you looking at starting your business or relocating to larger premises in 2026, then we could have the answer for you.

Now available for lease is 18 ROBERTSON ROAD, FRASERBURGH. This had previously been ran as a chip shop and chinese take-away. Within the premises are a multiple range of cooking facilities and refrigerators

Located to the front of the premises is an off-street car park. Ramp access to the shop. Generous sized waiting area and counter with access to the rear.

There is a front facing window within the waiting area.

FRONT SHOP - 7.47m x 2.85m. Window to the front. Tiled flooring. Counter. Ceiling strip lighting. Door to rear store and kitchen areas.

REAR KITCHEN AND STORE - 7.50m x 3.12m. Tiled flooring. Old chip fryers (unsure of working condition). Window / hatch into main waiting area. Strip lighting. Electric fuse box. Large freezers and equipment (unsure of working condition).

KITCHEN - 4.75m x 2.48m. Stainless steel sinks. Tiled flooring. Numerous appliances (unsure of working condition). Ceiling strip lighting.

Door out to rear - 4.19m x 2.49m.

STORE - 4.93m x 4.34m. Vinyl flooring. Strip lighting. Door to the toilet and shower room. Store room. WC, WHB and shower. Vinyl flooring. Ceiling lighting.











HAPPY HOUSE HUANG LTD

Address

18 ROBERTSON ROAD FRASERBURGH AB43 9BF

Rateable value

£8,900.00

Liability before relief

£4,432.20

Relief you can apply for

Small Business Bonus Scheme

100.00% discount

£4,432.20

Net liability

The amount you might have to pay:

£0.00



18 Robertson Road, Fraserburgh, AB43 9BF

Home Report	Available by request (fee may apply)
Post Code	AB43 9BF
Council Tax Band	EXE
EPC	C32
Asking Price	£750 PCM
Viewing	By arrangement with the Selling Agents.
Entry	By arrangement.
Offers to	Messrs. Brown & McRae (MR)

NOTE: While the foregoing particulars are believed to be correct they are not guaranteed and all interested parties should satisfy themselves on all points before offering.

To arrange a viewing appointment contact our
Fraserburgh office:

Anderson House, 9-11 Frithside Street, Fraserburgh,
AB43 9AB

T: 01346 515797

Email: property@brown-mcrae.co.uk

or

kerry@brown-mcrae.co.uk



www.brown-mcrae.co.uk