



# MILTON TOWER HOTEL

62 VICTORIA PARADE  
DUNOON, PA23 7HU

  
**McEwan Fraser Legal**  
Solicitors & Estate Agents







## DUNOON

Milton Tower Hotel is situated in the popular pocket of Dunoon which is a thriving town that blossomed in the 19th century to become a major Clyde seaside resort and a favourite holiday spot for Glaswegians. Throughout the summer months, many tourists still visit Dunoon and enjoy walks along the promenade or a cruise down the Clyde.

As one of the main areas, Dunoon offers a range of amenities including a hospital, library, leisure centre and a variety of shops and supermarkets. Primary and secondary schooling is available in the town. Sporting activities in the area include excellent sailing, golfing, walking and both fresh and seawater fishing.

Two ferry terminals are situated nearby, with regular sailings to Gourock and McInroy's Point, allowing very easy access to Glasgow and surrounding areas. Dunoon can also be reached by road via the A82 from Glasgow.







## MILTON TOWER HOTEL

McEwan Fraser Legal is delighted to bring to the market Milton Tower Hotel, a superb property which dates back to the 1900s and fronts onto Victoria Parade which runs along Dunoon's West Bay from the town centre and ferry terminal at one end to the lovely Morags Glen at the other. The parade offers magnificent views down the Clyde Estuary towards the Islands of Cumbrae, Arran and Bute.

Milton Tower Hotel is currently trading as a fully serviced 11-room guest house, split over four levels with a mix of rooms to include double, twin, single and family. Stunning views can be found from most rooms. This is a unique opportunity to purchase a substantial property and lifestyle changing business, which has been successfully trading

with the current owner since 1988.

The family-run business within Dunoon benefits from first-class local trade as well the many visitors and tourists who visit the town on an annual basis and return time and again to stay at the hotel, the current owners have had a good standing relationship within the Dunoon community, however, it is time for pastures new, a happy retirement and allow someone else to enjoy a successful business.

**Services:** Gas, electric, telephone, broadband and water mains serviced.

**Tenure:** The property is held on the Scottish equivalent of Freehold.





LOUNGE & DINING ROOM





DOUBLE SEA VIEW



SINGLE

BEDROOMS



DOUBLE





TWIN

BEDROOMS



FAMILY



FAMILY



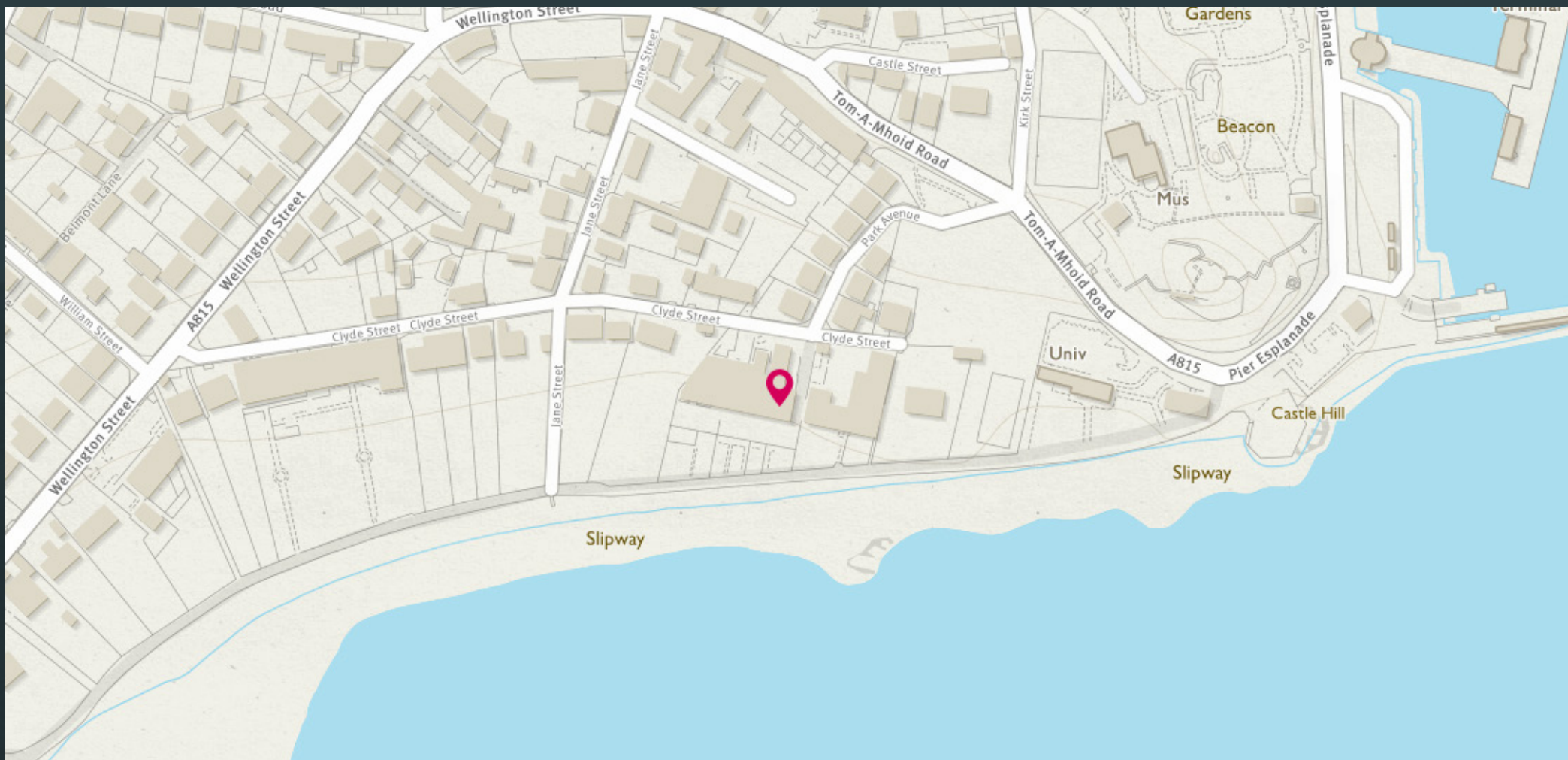


Image credit: <https://www Ordnance Survey.co.uk/osmap/>

# McEwan Fraser Legal

Solicitors & Estate Agents

Tel. 0141 404 5474

[www.mcewanfraserlegal.co.uk](http://www.mcewanfraserlegal.co.uk)

[info@mcewanfraserlegal.co.uk](mailto:info@mcewanfraserlegal.co.uk)

Part  
Exchange  
Available

**Disclaimer:** The copyright for all photographs, floorplans, graphics, written copy and images belongs to McEwan Fraser Legal and use by others or transfer to third parties is forbidden without our express consent in writing. Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for the receipt of offers. These particulars do not form part of any offer and all statements and photographs contained herein are for illustrative purposes and are not guaranteed or warranted. Buyers must satisfy themselves for the accuracy and authenticity of the brochure and should always visit the property to satisfy themselves of the property's suitability and obtain in writing via their solicitor what's included with the property including any land. The dimensions provided may include, or exclude, recesses intrusions and fitted furniture. Any measurements provided are for guide purposes only and have been taken by electronic device at the widest point. Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that all information is correct. None of the appliances/services stated or shown in this brochure have been tested by ourselves and none are warranted by our seller or MFL.



Text and description  
**DIANE KERR**  
Surveyor



Layout graphics and design  
**ALLY CLARK**  
Designer