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Details

99 Camperdown Road
Dundee
DD3 8RF
Kingsway East
591 sq.m (6,362 sq.ft)

Agent(s)

Westport Property
3 Old Hawkhill
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Dundee
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Location

The Kingsway East forms part of the City's outer ring road which directly connects to the main arterial routes to Perth, Glasgow, Edinburgh and Aberdeen. The location offers excellent access to the city centre.

Description

- The subjects comprise a modern building of steel portal frame construction with a concrete floor, part infill block walls and externally clad in profile metal sheeting.
- Internally, the accommodation is arranged to provide a bright reception area with double glazed entrance doors leading through to an open plan gymnasium area with former kitchen servery now used for storage. There are a further 3 individual treatment / office rooms with double glazed windows to the front elevation, and ancillary WC, changing room and storage facilities to the rear
- Ample parking is provided within a communal car park to the east of the premises. There is also a yard area to the north of the subjects included within the demise.

Accommodation

- We have measured the premises in accordance with the RICS Code of Measuring Practice to be as follows:-
- 591 sq m (6,365 sq ft)

Other Relevant Information

- The subjects are currently leased to Sweatbox Dundee Ltd on a 10 year lease expiring 29th August 2031 at a passing rent of £31,500 per annum subject to a tenant only break clause on 30th August 2026. There is an upward only rent review 30th August 2026.
- Offers in excess of £350,000 are invited for the heritable proprietors interest in the premises.

Terms

Price - On Application

Last Updated

10/07/2024

Brochures

[View Agents Brochure](#)

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