TO LET

QUALITY OFFICE ACCOMMODATION

PROSPECT III BUSINESS CENTRE, TECHNOLOGY PARK, DUNDEE

SHEPHERD Commercial



- RANGE OF SUITES FROM 25 – 60 SQ. M (300 - 650 Sq.Ft)
- FLEXIBLE LEASE TERMS
- QUICK ENTRY (1 WEEK IF REQUIRED)

LOCATION

Prospect III Business Centre lies within the Technology Park on the western periphery of Dundee city adjacent to the main dual carriageway, giving quick links to Aberdeen, Glasgow and Edinburgh. The Technology Park has been created to attract modern businesses to Dundee and provides easy access to the city centre, both Universities, Dundee airport and Ninewells Hospital.

The property itself is located on Gemini Crescent and other occupiers within the building include Space Solutions, The Samaritans, Pertemps and The Daily Record, as well as many other local and national companies.

DESCRIPTION

Prospect III was built approximately 20 years ago to provide small/medium sized quality office accommodation within the Technology Park. The areas surrounding the property are well landscaped and the property benefits from ample car parking exclusive to the building with overflow parking nearby.

Internally the building is maintained daily to provide male and female toilets at both ground and first floor levels, together with communal kitchen areas.

Units are available at both ground and first floor levels and are fit for immediate occupation.

VIEWING & FURTHER INFORMATION

By arrangement with letting agents:

J&E Shepherd
Chartered Surveyors
13 Albert Square
Dundee
DD1 1XA

Telephone: 01382 878005
Fax: 01382 878009

Contact: Gavin Russell BSc (Hons)
Email: g.russell@shepherd.co.uk

www.shepherd.co.uk





satnav
DD2 1SW



TERMS

The properties are available on flexible terms, with leases available on month to month license agreements hence entry to the units can be arranged quickly.

SERVICE CHARGE

A service charge is in place for the building to cover lighting/maintenance/cleaning of all common areas within the building, as well as the car parking and landscaping areas surrounding.

RENT

Rents begin at £10 per square foot – an inclusive charge to cover rent and service charge.

VAT

Prices are quoted exclusive of VAT (if applicable).

VIEWING

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DD1 1XA

Tel: 01382 878005
Fax: 01382 878009
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