WESTPORT PROPERTY
CHARTERED SURVEYORS

Office, Serviced Office
TO LET



Unit E Tayside Software Centre, Dundee Technology Park, Dundee, DD2 1TY

FLEXIBLE OFFICE SPACE WITH PARKING

Tenure	To Let
Available Size	456 sq ft / 42.36 sq m
Rent	£5,000 per annum ex VAT
Service Charge	£4,500 per annum ex VAT
Rates Payable	£2,415.30 per annum Occupiers may benefit from 100% rates relief under the Small Business Bonus Scheme.
Rateable Value	£4,850
EPC Rating	Upon enquiry

Key Points

- AVAILABLE NOW
- CAR PARKING AVAILABLE
- HOSTED RECEPTION AND FLEXIBLE MEETING ROOMS
- 100% RATES RELIEF FOR QUALIFYING OCCUPIERS
- SUITABLE FOR A VARIETY OF BUSINESS USES
- EASY ACCESS TO THE A90, DUNDEE CITY CENTRE, AIR AND RAIL SERVICES

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Description

Prospect Business Centre comprises three stand-alone units - Prospect House, Prospect 2 and Software Centre - complemented by designated car parking areas for the three individual buildings.

Tayside Software Centre comprises a single storey building with glass curtain walling under a pitched profile aluminium roof. The premises are fitted out to provide 13 office suites and benefit from kitchen and male and female WC facilities.

Location

Dundee Technology Park is a well-established business park, strategically located in close proximity to Dundee University Medical School and Ninewells Hospital. The park lies approximately 4 miles west of Dundee city centre.

The Park was originally established to provide a location for high technology uses, nowadays providing a campus style environment with good quality office space. The park is situated to benefit from easy access to the motorway network, linking Dundee to the rest of the country.

Surrounding occupiers include Insights Learning & Development, Axis Shield and Brightsolid.

Terms

The premises are available by way of a new internal repairing lease at rent of £5,000 per annum.

There is also an annual service charge of £4,500 which covers maintenance of common areas & costs, insurance and heating costs.

Accommodation

We have measured the premises in accordance with the RICS Code of Measuring Practice to be as follows:-

42.36 sq m (456 sq ft)

VAT

All prices, premiums and rents are quoted exclusive of VAT which may be payable.

Business Rates

The premises are currently entered in the Valuation Roll with a Rateable Value as follows:-

NAV/RV - £4,850

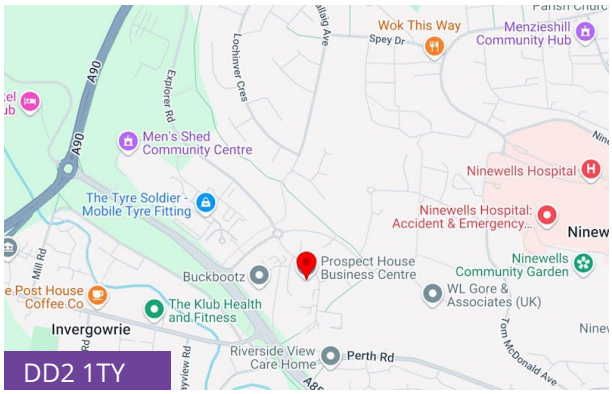
Qualifying occupiers may benefit from 100% rates relief under the Small Business Bonus Scheme.

Viewing

Westport Property will be pleased to arrange and accompany all viewing requests. Please contact the agent to arrange a suitable time.







Viewing & Further Information



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