



Unit GF9A Old Mill Complex

Brown Street, Dundee, DD1 5EG

WORKSHOP ACCOMMODATION

718.50 sq ft

(66.75 sq m)

- AVAILABLE FROM 17 JULY 2026
- QUALIFYING OCCUPIERS MAY BENEFIT FROM 100% RATES RELIEF

Unit GF9A Old Mill Complex, Brown Street, Dundee, DD1 5EG

Summary

Available Size	718.50 sq ft
Rent	£6,600 per annum No VAT applicable
Rates Payable	£1,269.90 per annum
Rateable Value	£2,550
Estate Charge	Qualifying occupiers may benefit from 100% rates relief under the Small Business Bonus Scheme.
EPC Rating	Upon enquiry

Description

The subjects comprise a converted Mill complex which provide a range of flexible industrial & office units.

Unit GF9a provides a ground floor workshop with solid concrete floor, three phase power supply, vehicular access door, and a minimum eaves height of 2.5 metres. Toilet facilities are also provided.

Location

Dundee is Scotland's fourth largest city with an estimated population of 145,000 and a catchment population in the region of 515,000. The city is the regional centre for commerce, retailing and employment within the Tayside region and is located on the east coast of Scotland with 90% of the country's population within 90 minutes' drive time.

The subjects are located near the heart of Dundee City centre, a short distance from the Overgate Shopping Centre, Abertay University and Dundee University. Un-metered short stay on street car parking is available outside the premises, whilst full day parking is available close by in both the Overgate and Bell Street multi-storey car parks. Surrounding occupiers comprise a mixture of businesses and residential accommodation.

Viewings

Westport Property will be pleased to arrange and accompany all viewing requests.

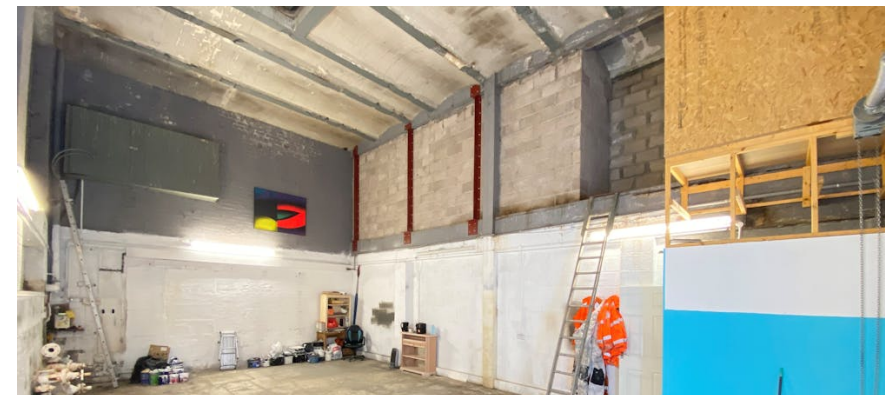
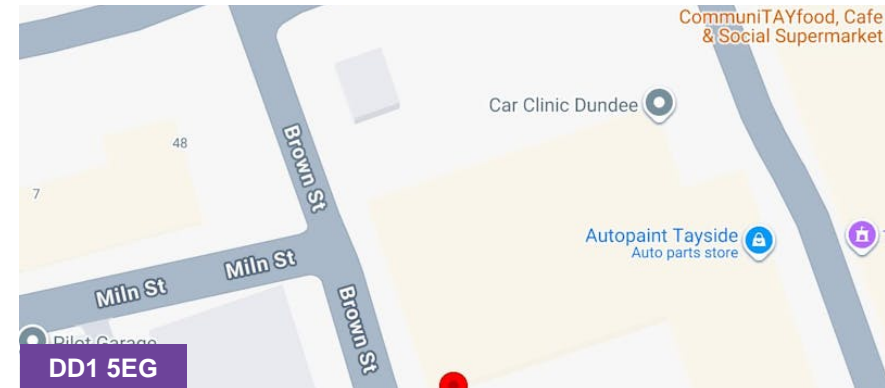
Terms

The premises will be available by way of a new full repairing and insuring lease at an initial rent of £6,600 per annum.

Accommodation

We calculate the floor area to be 66.75 sq.m. (718.50 sq.ft.) or thereby.

VAT



VAT is not applicable to this premises.

Entry Timescale

From 17 July 2026 - entry following successful conclusion of legals.

Business Rates

The premises are currently entered in the Valuation Roll as follows:-

Workshop - £2,550

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

Use

Not suitable for motor trade