



**HOUSE**  
**RO INDUSTRIAL ESTATE**  
**3UB**

- NEWLY REFURBISHED OFFICE ACCOMMODATION
- LAST REMAINING SUITE AVAILABLE
- SUITE EXTENDS TO 125.71 SQ.M. / 1,363 SQ.FT.
- PRIVATE CAR PARKING



## Details

### Innovation House

Innovation House

Available From: Now

West Pitkerro Industrial Estate  
Dundee  
DD5 3UB  
West Pitkerro Industrial Estate  
125.71 sq.m (1,353 sq.ft)

## Agent(s)

### TAYSIDE PHOENIX LIMITED

Unit 9c City Quay,  
Dundee  
DD1 3JA  
Phone: 07830115034  
info@taysidephoenix.co.uk

## Location

West Pitkerro Industrial Estate is located on the eastern fringe of Dundee lying adjacent to the A92 approximately 4 miles from the City Centre. The estate provides easy access to the outer ring road and motorway network thereafter. Existing occupiers in the Estate include Brown & Tawse, Brown Construction and Royal Mail.

## Description

- Modern Office Space ' Innovation House, West Pitkerro Industrial Estate, Dundee, DD5 3UB
- 1,353 sq ft | Offices | To Let
- Status: Available ' Last updated 05 December 2024
- The property offers a contemporary two-storey detached office pavilion of steel frame construction, finished with modern panel cladding.
- A single first-floor suite remains available in shell condition, providing flexibility for bespoke fit-out. Access is via the east-side foyer, with a shared staircase leading to the suite.
- Generous private parking is provided on-site, with ample spaces surrounding the building.

## Accommodation

- Accommodation
- First Floor Suite 125.71sq m (1,353 sq ft )

## Other Info

- Terms
- RATEABLE VALUE The subjects are entered in the Valuation Roll. The unified business rate for the year 2023/2024 is 49.8p exclusive of water and sewerage rates. The occupiers may benefit from some forms of rates relief however should satisfy themselves on this matter.

- **TERMS** The subjects are available To Let on standard commercial terms for a lease term to be negotiated. Further information is available from the Sole Letting Agents.
- **VAT** For the avoidance of doubt, all figures are quoted exclusive of VAT unless otherwise stated. However, interested parties are advised to satisfy themselves in this regard

## **Terms**

Lease Details - Come and see the Property and we can discuss favourable lease terms.

## **Rates**

Rateable Value - N/A

## **Last Updated**

03/09/2025

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