

Property Estates and Programmes

Cargen Tower • Garroch Business Park • Garroch Loaning • Dumfries • DG2 8PN • T: 030 33 33 3000 • W: www.dumgal.gov.uk/property



TO LET - **Units 2&3** **Vancouver Road are available to let.**

304.47 sqm (3277 sq ft) To be let under one lease.

Offers over £8000 pa

Viewing day 10/1/2024 10:am to 3 pm - Closing date 17/1/2024 at 12:00 noon.

A rent-free period will be offered to the successful bidder.

The property includes part of the shared yard.

The successful bidder will be responsible for repairs and maintenance of the property and a schedule of condition will be made to reflect the current condition.

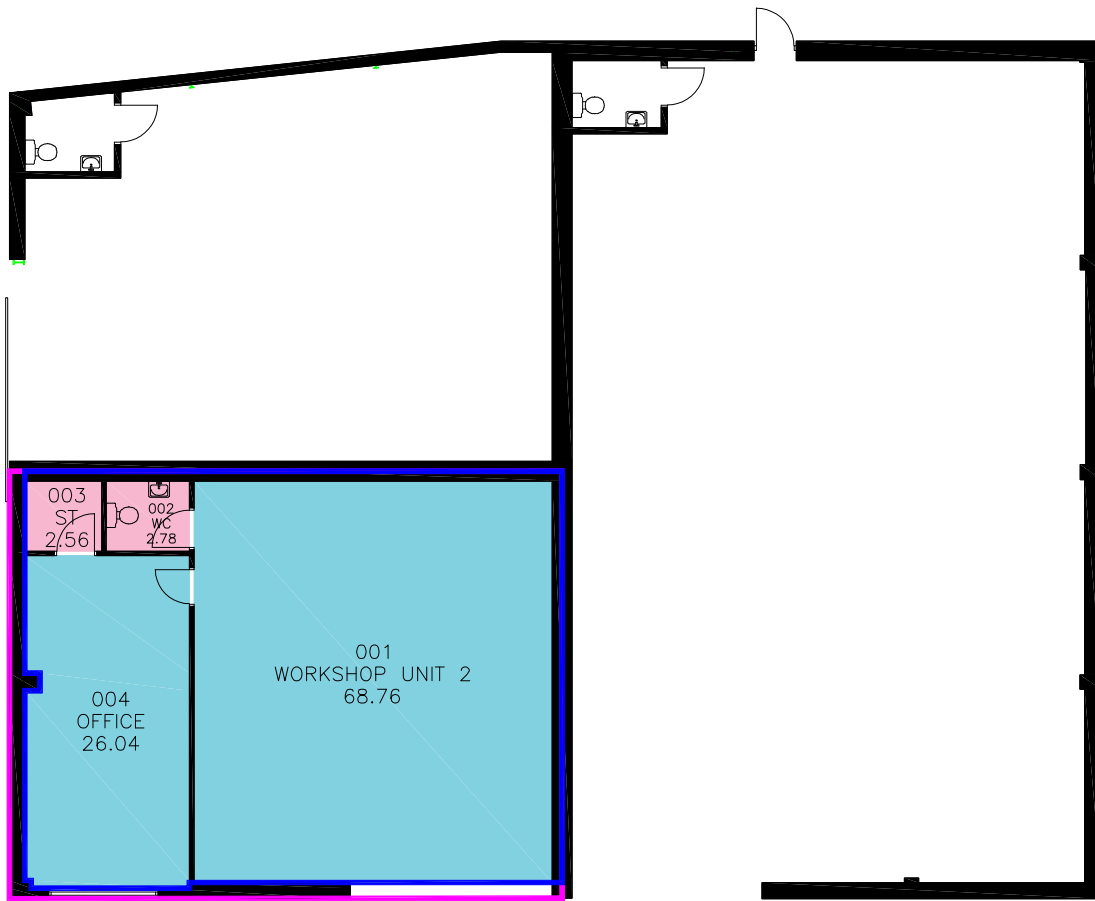
Offers emailed to Nik.lane@dumgal.gov.uk

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Property, Estates & Programmes
Dumfries and Galloway Council
Cargen Tower
Garroch Business Park
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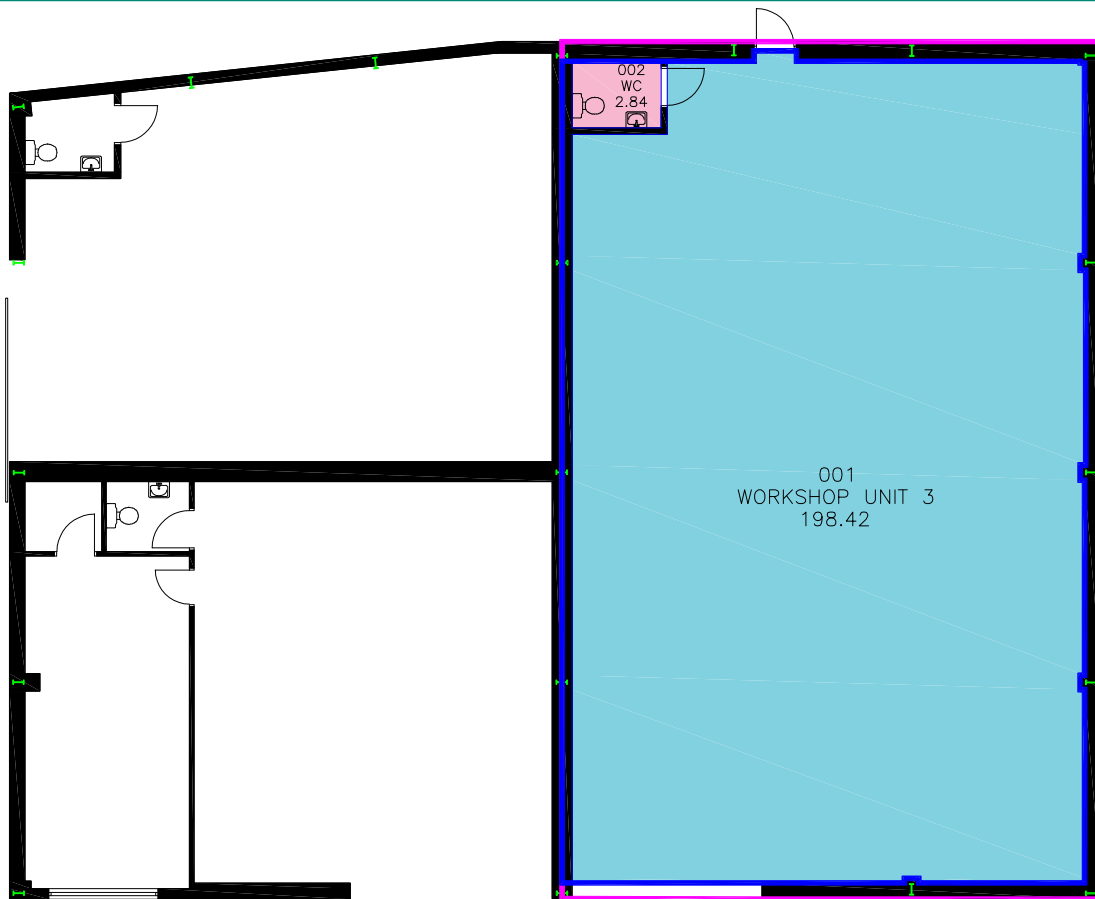
Dumfries
& Galloway





External Gross Area = 113.02 Sq.m.
Internal Gross Area = 106.05 Sq.m.

Level 1



External Gross Area = 221.17 Sq.m.
Internal Gross Area = 205.71 Sq.m.

Level 1



JNJ AUTOS
AUTOMOTIVE SPECIALISTS
HEALTHY LIVING TECHNOLOGIES
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1. The particulars are set out as a general outline for the guidance of intending purchasers and do not constitute, nor constitute part of, an offer or contract.
2. All descriptions, dimensions, areas, photographs and reference to condition, necessary permissions for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Where dimensions are shown, these are approximate only.
3. Included systems and appliances are un-tested and sold as seen and no warranty is given. Prospective purchasers should make their own investigations and enquiries.
4. Neither these particulars nor any communications by Dumfries and Galloway Council relative to the sale of this property or any part thereof shall be binding upon the Sellers (whether acted on or otherwise) unless the same is incorporated within a written document signed by the Sellers or on their behalf and are tested in conformity with Section 3 of the Requirements of Writing (Scotland) Act 1995 or granted in pursuance of any such document.