

WELL LOCATED OPPORTUNITY FOR SALE

- > POPULAR WEST END LOCATION, CLOSE TO DUNDEE UNIVERSITY
- > CHURCH PREMISES OFFERING POTENTIAL FOR CONVERSION TO ALTERNATIVE USES
- > NET INTERNAL AREA 193.65 SQM (2084 SQ FT)
- > OFFERS OVER £150,000

Revival Church
Revive us, O LORD,
according to Your word.
Psalm 119:107

Revival Pentecostal Church
SUNDAY 11:30 a.m.
FOR DETAILS OF OTHER ACTIVITIES
PHONE DUNDEE 87895
CHARITY NO SC032227

FOR SALE

REVIVAL CHURCH, 4 TAYLORS LANE, DUNDEE, DD2 1AQ

CONTACT: Jonathan Reid j.reid@shepherd.co.uk 07747 770171 www.shepherd.co.uk





LOCATION

The subjects are located on the east side of Taylors Lane close to its junction with Perth Road. This is a popular residential and commercial location within the heart of Dundee’s west end .

DESCRIPTION

The subjects comprise a 2 storey and attic building of brick/sandstone construction with a pitched slate roof.

It is currently in use as a church and internally comprises a large meeting hall at ground floor with a kitchen and W.C.

The first floor comprises two large rooms accessed via a concrete stairwell.

Floors are a mix of solid concrete and suspended timber flooring.

Externally there is a small area of ground to the rear of the property.

The subjects would be suitable for a variety of uses including continuation of the existing use , office premises or residential conversion , subject to planning.

RATEABLE VALUE

The premises have been assessed for rating purposes and are entered in the Valuation Roll for the current year at £3,500.

PROPOSAL

Our client is seeking offers over £150,000 for their heritable interest.

ENERGY PERFORMANCE CERTIFICATE

Rating Awaited

VAT

For the avoidance of doubt all prices quoted are exclusive of VAT.

MONEY LAUNDERING

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 came into force on the 26th June 2017. This now requires us to conduct due diligence not only on our client but also and any purchasers or occupiers. Once an offer has been accepted, the prospective purchaser(s)/occupier(s) will need to provide, as a minimum, proof of identity and residence and proof of funds for the purchase, before the transaction can proceed.

ACCOMMODATION	SqM	SqFt
Ground Floor	94.45	1017
First Floor	89.57	964
Attic	9.63	104
TOTAL	193.65	2085

The above floor areas have been calculated on a Net Internal Floor Area basis in accordance with the RICS Code of Measuring Practice (6th Edition).



For further information or viewing arrangements please contact the sole agents:

Shepherd Chartered Surveyors 13 Albert Square, Dundee, DD1 1XA, 01382 200454
Jonathan Reid j.reid@shepherd.co.uk 07747 770171

www.shepherd.co.uk



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