

TO LET



Lowood Nursery Lowood, Tweedbank, TD6 9BJ



Lowood Nursery

**Annual Rent (in the region of)
£4,000 (excluding VAT)**



Viewing/Further Details:

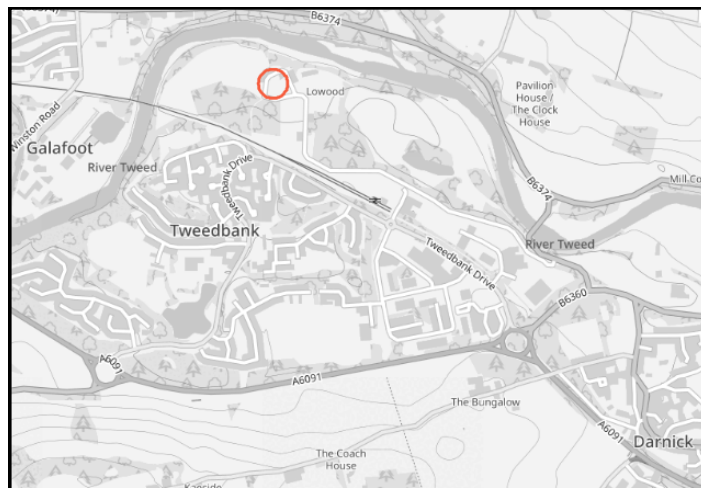
Please contact
Estate Management

Tel: 01835 825122 or email estatemangement@scotborders.gov.uk

These particulars do not form any part of any contract and are prepared for guidance only.

Location

The subjects are located within Lowood Estate, Melrose, approximately 1 mile west of Melrose town centre and close to Tweedbank. The property benefits from a readily accessible location in the heart of the Scottish Borders, close to the River Tweed and within easy reach of the A6091 and A68, providing links throughout the Borders and to Edinburgh. Lowood Nursery operates from an attractive rural setting with established plant nursery and garden centre uses. Lowood Nursery forms part of the wider Lowood Estate, where investment and regeneration activity is ongoing, with further development initiatives being considered



Description

The nursery includes two greenhouses, polytunnels and a wooden shed. Additionally there is a separate stone building with toilet facilities and storage. There is a shared car park area to the front of the property.

Terms of Let

The subjects are offered on an initial three-year lease term. Given ongoing and proposed development within the wider Lowood Estate, the landlord is unable to guarantee availability of the property beyond the expiry of the initial lease period.

Services

This property is serviced by electricity, and water.

Accommodation

Total site area—2,278.89 m² or thereby.

Rent

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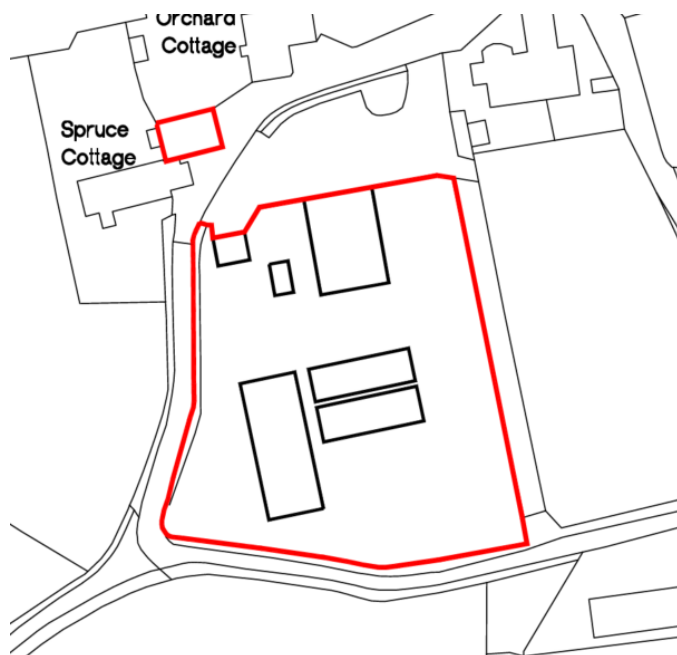
Rateable Value

The current rateable value of these premises is £5100 (with effect from 1 April 2026).

Properties below the value of £12,000 may qualify for 100% rates relief under the Small Business Bonus Scheme. Further details of this can be found at www.mygov.scot/business-rates-relief/

Planning

Any use falling outwith a Garden Centre/plant nursery will require landlords and the relevant planning consent.



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