



ST JOHN'S CHURCH & HALL, HAWTHORN ROAD, GALASHIELS, TD1 2JZ

Property

The Church known as the Sanctuary is an attractive, modern, purpose-built church offering an open-plan layout alongside a substantial hall. The main accommodation is complemented by interconnecting ancillary space providing offices, kitchen facilities, and male, female and accessible WCs. The basement level provides additional meeting rooms, office accommodation and storage. Externally, the property benefits from a frontage car park for approximately ten vehicles, together with areas of landscaped garden ground.

Area

DESCRIPTION AREA (SQM) AREA (SQ FT)

Ground Floor: Sanctuary - 323.74 m² 3,485 ft²

Hall - 140.16 m² 1,509 ft²

Additional Amenities & Offices, WCs etc - 251.10 m² 2,702 ft²

Basement: Stores/meeting room - 55.37 m² 596 ft²

TOTAL - 770.37 m² 8,292 ft²

Services

The property is not connected to the mains gas network. Heating is provided via an oil-fired system, with an oil storage tank located on site. Electricity and water and both mains supplied, with drainage being connected to the main public sewer.

Planning

The building could be used, without the necessity of obtaining change of use consent, as a crèche, day nursery, day centre, educational establishment, museum, art gallery or public library. It also has potential for a variety of other uses, such as a theatre, cinema or entertainment venue, retail space or community resource subject to obtaining appropriate consents. The building is not listed.



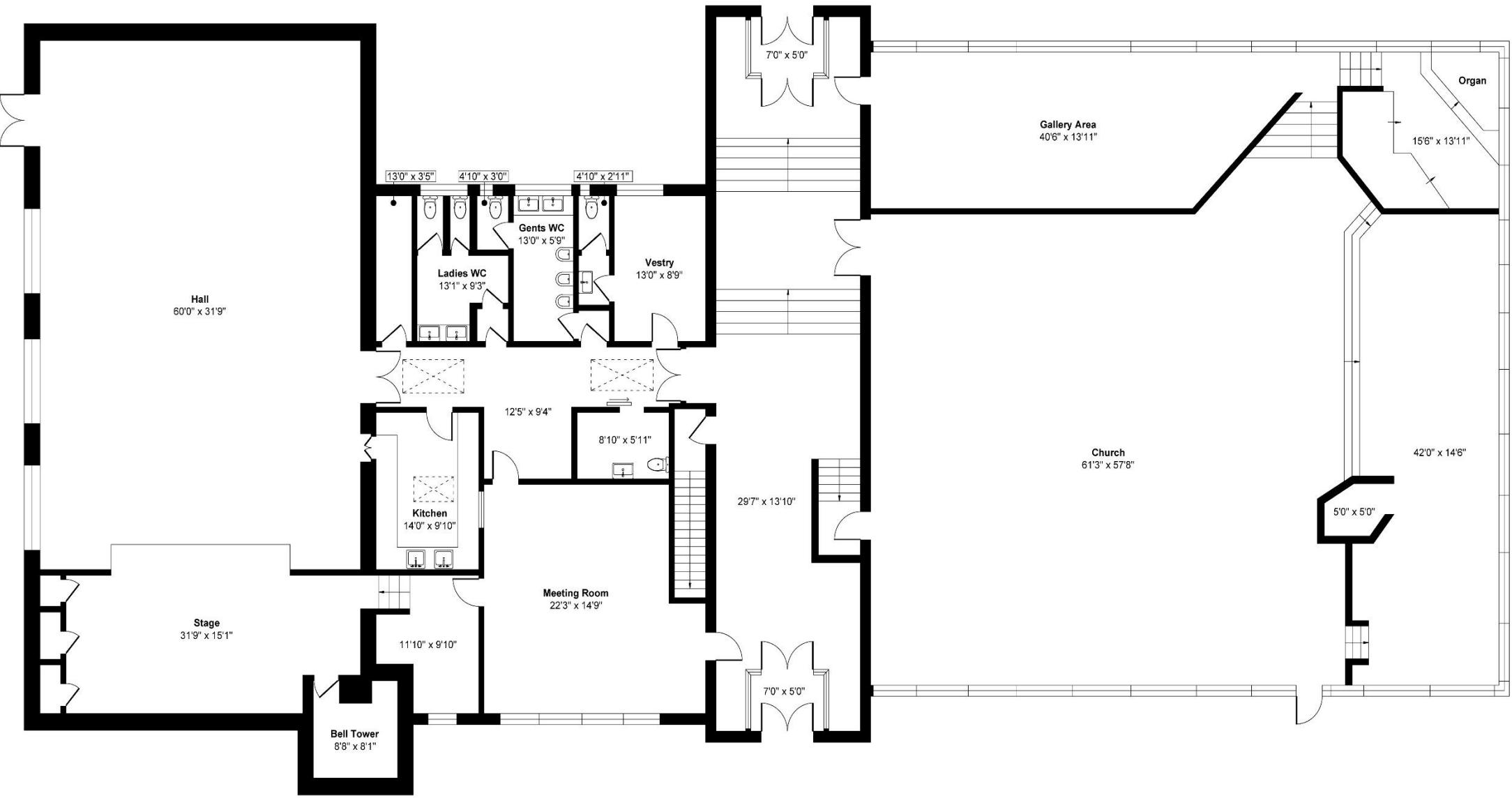
EPC

Church Rating - G

Local Area

Galashiels is the principal town in the Scottish Borders, set within a well-established central location on Hawthorn Road. The town centre offers a wide range of shops, amenities and public services. Galashiels benefits from good road links via the A7, providing access north to Edinburgh and south through the Borders, and is served by the Borders Railway, offering regular rail connections to Edinburgh, making it suitable for commuters.





Floor Plan

Approx. Gross Internal Floor Area 7801 sq. ft

FOR ILLUSTRATIVE PURPOSES ONLY

All measurements and fixtures, including doors and windows are approximate and should be independently verified

Produced by Elements Property



Reference: 1452542/ACM

Version: 1.0

Date: November 2025

Co-ordinates at Centre:

Easting: 350,947

Northing: 635,760

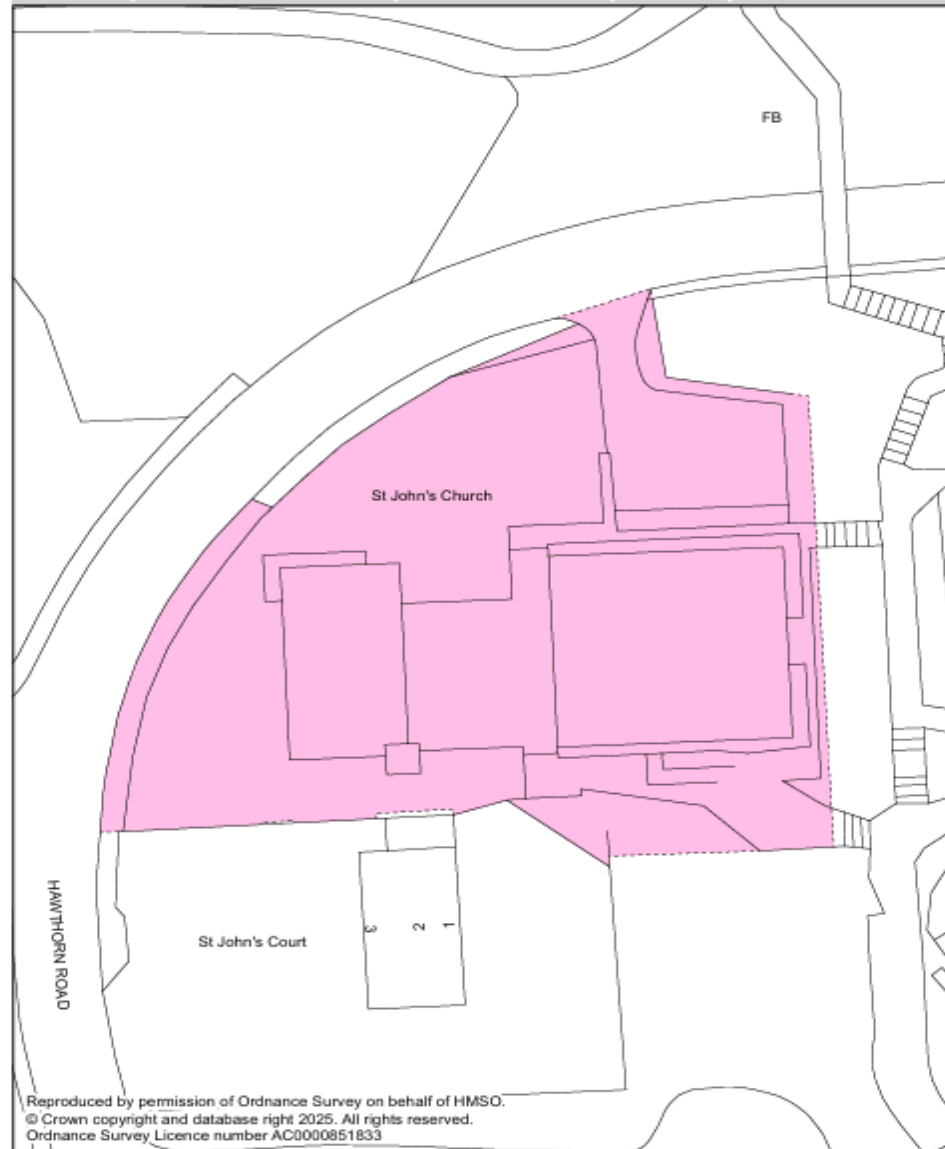
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Paper Size:

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Offers

Offers are invited and should be submitted in writing, through a Scottish solicitor. Please send offers via email in the first instance.



The Church of Scotland

Law Department

121 George Street

Edinburgh

EH2 4YN

Telephone: 0131 240 2263

Email: properties@churchofscotland.org.uk

It is possible that a closing date for offers will be fixed and, to ensure that they receive intimation of this, prospective purchasers must formally intimate their interest, via a Scottish solicitor, in writing or by Email with the Law Department.

As offers will require to be considered by one or more Church Committees, they should not be subject to short time limits for acceptance.

The sellers do not bind themselves to accept the highest or any of the offers they receive.

Whilst the foregoing particulars are believed to be correct they are not warranted on the part of the sellers and prospective purchasers will require to satisfy themselves with regards to all matters prior to offers.

The Church of Scotland -Scottish Charity No SC014574

