TO LET - INDUSTRIAL / TRADE COUNTER

HAWBANK ROAD

COLLEGE MILTON INDUSTRIAL ESTATE, EAST KILBRIDE, G74 5EG



KEY HIGHLIGHTS

- 2,000 sq ft
- Eligible for 100% rates relief
- Internally provides open-plan accommodation with single roller shutter at front
- Available for immediate occupation
- Generous customer / staff parking
- 2 x WC's provided to rear

SUMMARY

Available Size	2,000 sq ft
Rent	£15,500 per annum
Rates Payable	£3,884.40 per annum Some occupiers may be eligible for 100% rates relief under the Small Business Bonus Scheme.
Rateable Value	£7,800
Service Charge	£0.42 per sq ft
Car Parking	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
Estate Charge	N/A
EPC Rating	Upon enquiry









DESCRIPTION

Mid-terraced industrial unit of steel portal frame construction with an up and over vehicle access door with electric roller shutter, minimum eaves height of 3.75m, male and female toilet facilities, overhead roof lights and three phase power supply.

LOCATION

Hawbank Road is located within the popular College Milton Industrial Estate benefitting from convenient access to both the M8 and M74 motorways. Hawbank Road is around 1.5 miles west of East Kilbride town centre and just 8 miles south of Glasgow. Occupiers within close proximity include Coca Cola, Jewson and Scotbeef.

ACCOMMODATION

The accommodation comprises of the following

Name	sq ft	sq m	Availability
Unit - 25	2,000	185.81	Available
Unit - 31	2,000	185.81	Available
Unit - 37	2,000	185.81	Unknown
Unit - 41	2,000	185.81	Under Offer
Total	**8,000**	**743.24**	

VIEWING & FURTHER INFORMATION

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