

Mid-Terrace Industrial Unit with Office

Unit 15, Whistleberry Industrial Estate, Hamilton



TO LET



Unit 15

Whistleberry Industrial Estate
Hamilton
ML3 0ED

- 2,042 sq ft
- Mid-Terrace Industrial Unit with Office to the front
- Tea prep and 2 x WCs
- Vehicle access door
- 3 x parking spaces

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Location

Whistleberry is located in the South Lanarkshire local authority area, off the A725 East Kilbride Expressway and 1.5 miles from Junction 5 of the M74 motorway.

Description

The property is a mid-terrace industrial unit with office section to the front, tea prep, 2 x toilets, a vehicle access door and 3 parking spaces.

Accommodation

The property extends to a Gross Internal Area of 2,042 sq ft.

Rateable Value

The property has a Rateable Value of £14,900.
Rates payable are £7,167

Rent

The property is available on Full Repairing and Insuring terms as a rental of £22,670 per annum plus VAT.

Service Charge

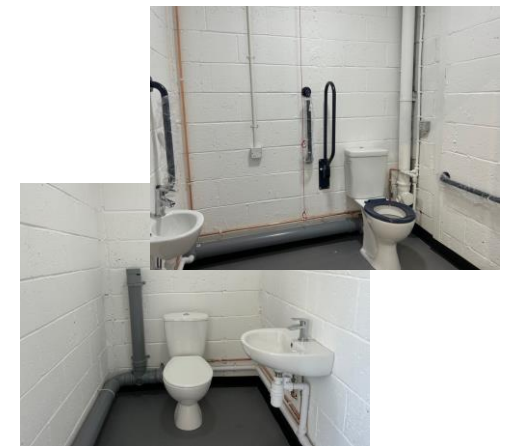
The service charge apportionment to the property is £3,063 per annum.

Legal Costs

Each party will be responsible for their own legal costs incurred in connection with this transaction. The Tenant will be responsible for Land and Buildings Transaction Tax (LBTT) registration dues and any VAT payable thereon.

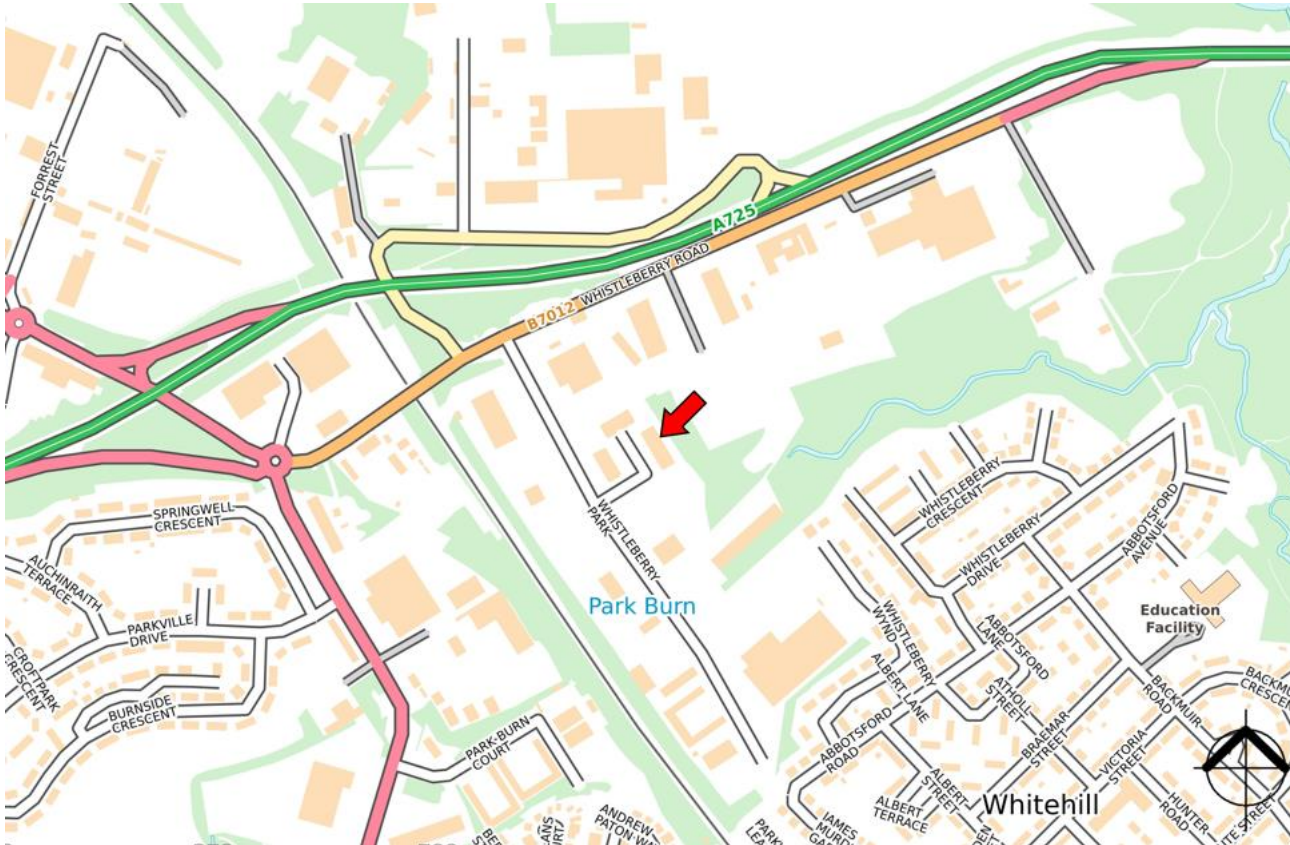
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Viewing / Further Information

For further information or to arrange a viewing please contact:



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