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Mitchelston Industrial Estate

Midfield Court, Kirkcaldy, Fife, KY1 3PS

Workshop / Industrial Units to let
1,330 sq ft – 2,181 sq ft

Workshop / Industrial Units

1,330 sq ft – 2,181 sq ft

Newly refurbished

Flexible terms

Communal yard

Car parking

Three-phase electricity

Potential business rates relief

This modern development of industrial and workshop units is arranged over 5 terraces with ample yard and car parking facilities.

Each of the newly refurbished units has access via commercial doors, as well as a separate personnel door. Internally, the units offer an open-plan workshop with a kitchenette and WC facilities.

The construction of the unit consists of a steel portal frame with profiled metal sheeting to the upper elevation under pitched roofs. The lower external walls are of brickwork construction with concrete block construction internally.

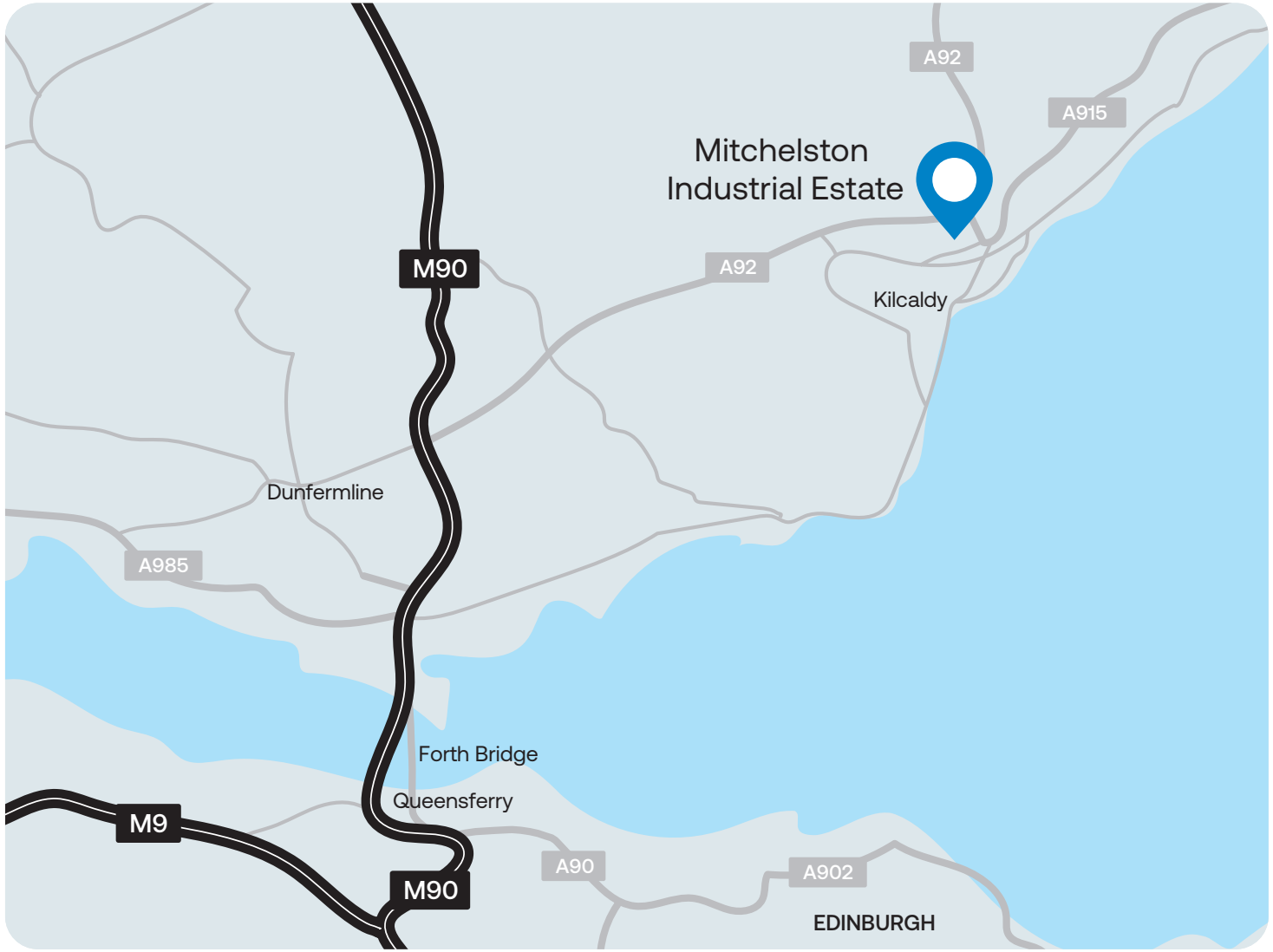
Site plan & accommodation

Unit	Property Type	Area (Sq ft)	Availability
Block 5 Unit 6	Warehouse	1,608	Immediately
Block 6 Unit 4	Warehouse	1,356	Immediately
Block 8 Unit 3	Warehouse	1,608	Immediately
Total	**-**	**4,572**	**-**

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance and service charges. Please note that rent payment may not be due monthly.

1 Asda
2 Arnold Clark BMW
3 Kirkcaldy Garden Centre
4 Eurocell
5 Crown Paints
6 Astrak UK
7 SIIS
8 Fife Self Storage
9 Euro Car Parts
10 Dingbro
A921
A92
To M90
Dunnikier Way
1,330 sq ft – 2,181 sq ft

Location



Mitchelston Industrial Estate is situated on the north side of Kirkcaldy, close to the East Fife link road, which is the main dual carriageway linking to the M90 (Edinburgh to Perth motorway). The warehouses are in the northern section of the estate on Midfield Road, which is accessed from Carberry Road or Mitchelston Drive.

Existing occupiers at Mitchelston Industrial Estate include a diverse range of commercial and industrial users, such as ASDA, Eurocell, Euro Car Parts, Dingbro, BMW, Kia, Volkswagen, and others.

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Book a viewing

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Further information:

EPC
EPC is available upon request.

Terms
Available on new full repairing and insuring leases.

VAT
VAT will be payable where applicable

Legal Costs
All parties will be responsible for their own legal costs incurred in the transaction.

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