Portlethen Industrial Estate

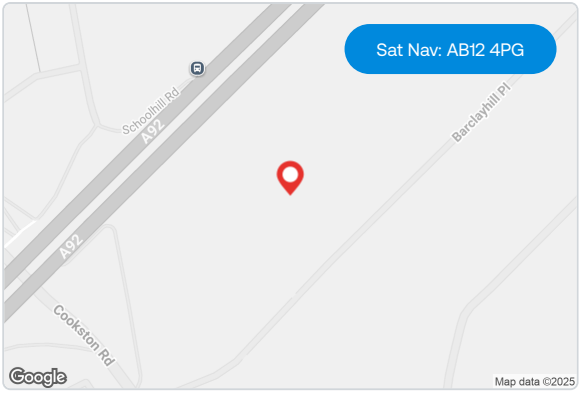
Aberdeen, AB12 4PG

Warehouse | 2,779 - 2,828 ft²

- Roller shutter doors
- On-site parking
- LED Lighting
- Close to A92







Description

With its convenient location just south of Aberdeen, Portlethen Industrial Estate is a popular business location with excellent transport links. There are nine modern industrial units which are arranged across two terraces with ancillary offices. The units are of steel portal frame construction with blockwork dado walls and profile metal cladding above. The pitched roofs incorporate translucent panels. Inside, the workshops benefit from a painted concrete floor, LED lights and access via roller shutter doors. Externally, the estate offers car parking.

Location

The estate is a well-established, popular business location, situated approximately seven miles south of Aberdeen Road. There are excellent transport links to both the north and south of Aberdeen via the A90 Aberdeen to Dundee trunk road which is positioned adjacent to the estate. Portlethen has its own train station with a regular service running to Aberdeen city centre.

Further information

Rent
Terms and Conditions: Reduced rents are available for a limited time only and vary depending on lease length and agreed terms. Rent may be reviewed and adjusted on renewal. Full terms available on request.

Terms
Available on new full repairing and insuring leases.

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

Book a viewing

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Accommodation:

Prices are valid for 2026 only

Unit	Property Type	Size (sq ft)	Availability	Reduced Rent (£)	EPC
2	Warehouse	2,779	Immediately	1,274	D
8	Warehouse	2,816	Immediately	1,408	C
9	Warehouse	2,828	Immediately	1,293	E
Total		8,423			

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