

**Development Land
Tannochside Business Park
Uddingston
Glasgow G71 5PD**



- Potential for private yards
- Zoned for **Industrial and Business (ED12 A)**
- Design & Build Opportunities
- Full Planning Permission for five Class 4 Business Units

Circa 2 acres / 0.81 ha

LOCATION

Tannochside Business Park strategically situated on the outskirts of Uddingston approximately 8 miles East of Glasgow city centre. The Park benefits from excellent access to the national motorway network being located just 1.3 miles from the A8 Uddingston Junction and 2 miles from Junction 8 of the M8 Motorway providing direct links to Edinburgh. Just 1.6 miles to the south lies the M73/M74 interchange ensuring connectivity to the North and South respectively.

Public transport facilities are provided by way of two nearby railway stations as well as regular bus services along the A752 and A721.

DESCRIPTION

The site presently comprises enclosed and levelled open ground extending to approximately 2 acres (0.81ha). The land is accessed from Tannochside Drive and has all mains services readily available. The site is zoned for Industrial and Business use and presently has full planning permission for five office units (ref: 07/00901/FUL. Industrial Design and Build opportunities are available.

LEASE / PURCHASE TERMS

Design & Build opportunities are available for purpose built stand alone units which can be offered on a sale or lease basis.

The land can also be purchased or leased in part or in its entirety.

RATING ASSESSMENT

The development will require to be accessed following practical completion. In the normal manner the occupier will be responsible for the payment of any business rates applicable.

LEGAL COSTS

Each party will be responsible for their own legal costs incurred in any transaction. The ingoing tenant will be responsible for any stamp duty land tax, registration dues and VAT thereon.

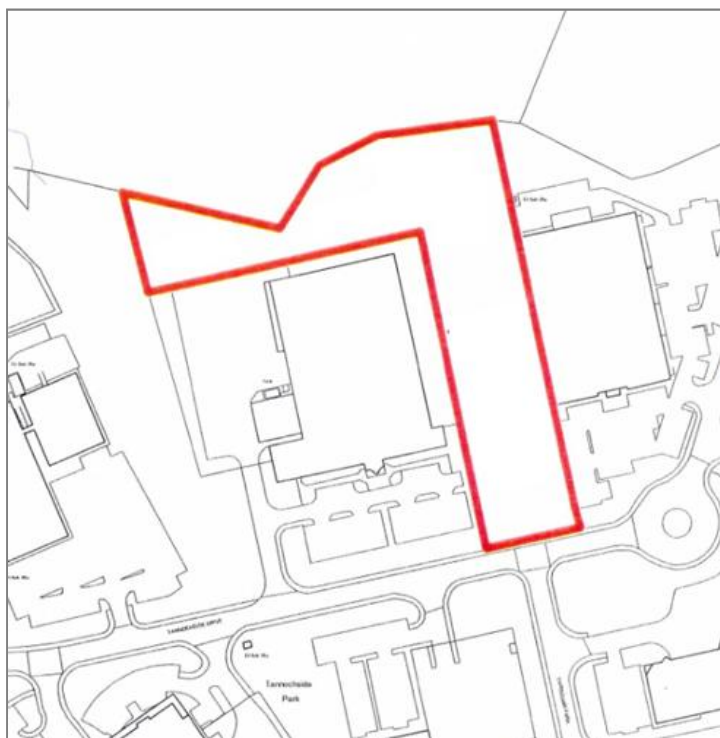
VIEWING

For further information or to arrange a viewing please contact the sole letting agents:-

David Cobban (dcobban@savills.com)

Tel: 0141 222 4101

Savills – 163 West George Street, Glasgow, G2 2JJ



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