



4 BREWSTER SQUARE
BRUCEFIELD INDUSTRY PARK
LIVINGSTON EH54 9BJ

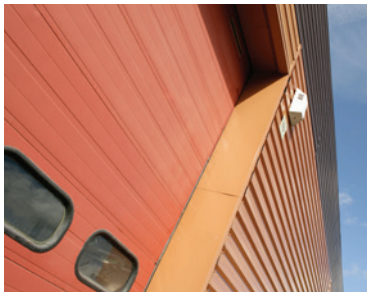
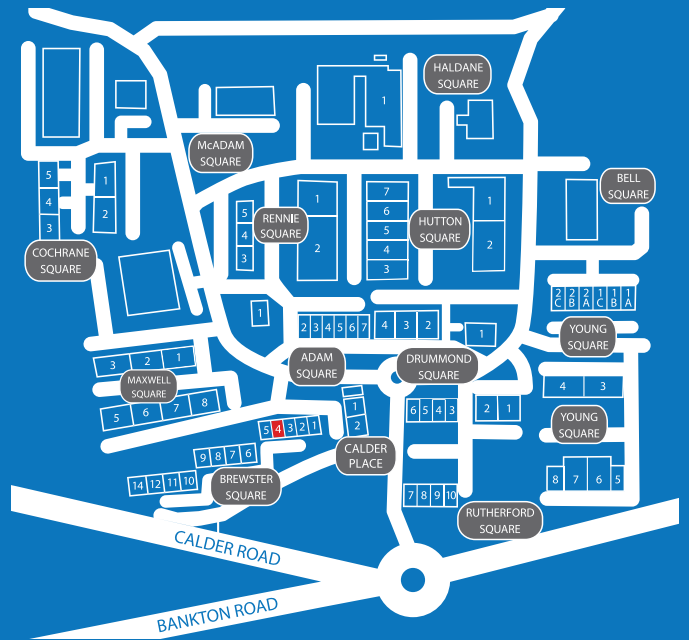


301 sq m / 3,236 sq ft

Right Place, Right Space...



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SIZE

301 sq m / 3,236 sq ft.

RENT

On application. Concessions may be available, subject to contract and covenant.

RATES

The property has a rateable value of £19,000, with annual rates payable in the region of £9,120 (2015 -16 figures).

SERVICE CHARGE

The managing agents administer a service charge over the estate to cover common and management charges. This figure is in the region of £1,105.

VAT

Charged on all payments to the landlord.

BENEFITS

- 50/50 office and workshop fitout
- Suitable for alternative uses such as leisure (subject to planning consent)
- Open plan office element
- Highly visible location on estate

FURTHER INFORMATION

For further information, please contact the joint letting agents:

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