



TO LET - INDUSTRIAL / WAREHOUSE PREMISES

4,059 SQ FT

13 & 15 DIXON PLACE, COLLEGE MILTON IND ESTATE
EAST KILBRIDE
G74 5JE

- Double bay industrial unit
- Unit under refurbishment
- Insulated panel roof
- Existing office space to the front of one bay
- New FRI lease available



LOCATION

The subjects are located within the College Milton Industrial Estate of East Kilbride just 2 miles west of East Kilbride town centre and 10 miles south of Glasgow City Centre.

More specifically the subjects are situated within Dixon Place which is just off Hawbank Road.

Easy access to the A726 Glasgow Southern Orbital Road is provided that connects with the M77 motorway beyond.

DESCRIPTION

Under refurbishment

Double bay industrial / warehouse premises.

Steel portal frame construction.

Over-clad roof.

2 x manually operated sectional doors

Internally provides completely open-plan accommodation with offices to the front and two WC blocks to the rear



ACCOMMODATION

GIA 377.09 SQ M 4,059 SQ FT

The clear internal eaves height is 3.75 m x 5.18 m.

BUSINESS RATES

RV £16,600

EPC

Available on request

ASKING TERMS

The subjects are available on the basis of a new FRI with a rent of **£20,000 per annum**

VAT

The rent is subject to VAT.

VIEWING & FURTHER INFORMATION

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