



Hillington Park is Scotland's largest business park and home to over 500 organisations employing more than 8,000 people.

Located on the M8 between Glasgow City Centre (6 miles) and Glasgow International Airport (3 miles), Hillington Park is a key business destination within the Greater Glasgow conurbation with a catchment of 1.2 million people.

Some 100,000 vehicles a day travel on this stretch of the M8, directly passing Hillington Park's motorway entrance. Key business clusters on Hillington Park include building products & construction services, automotive, transport, manufacturing, engineering and technology.

The Park benefits from a well maintained landscaped environment, 24/7 CCTV with manned security and an on-site management team.

As well as excellent accessibility for cars from M8 J26 and the local towns of Paisley and Renfrew, Hillington Park also boasts a fantastic public transport infrastructure with two rail stations and several bus routes. Intu Braehead Shopping Centre, the Soar leisure complex and Scotland's 'Super Hospital' the Queen Elizabeth University Hospital are all easily reached within two miles.

2017 saw the landmark development of major new car and motorcycle dealerships for Jaguar, Volvo, Harley Davidson, Ducati and Triumph at the motorway entrance to the Park. The subsequent phases, on the adjacent high profile sites, will introduce further automotive dealerships, food & beverage drive-ups & drive-thru's as well as a 75,000 sq ft Trade Park.

The first phase of the Trade Park will comprise approximately 25,000 sq ft in a terrace of five units, each with dedicated car parking and delivery bay.

Hillington Trade Park – G52 4FA

Phase 1 Development of 5 trade counter units



Unit	Sq ft	Sq m
501	5,516	513
502	5,129	477
503	4,759	442
504	4,759	442
505	5,021	467

Proposed Development Specification:

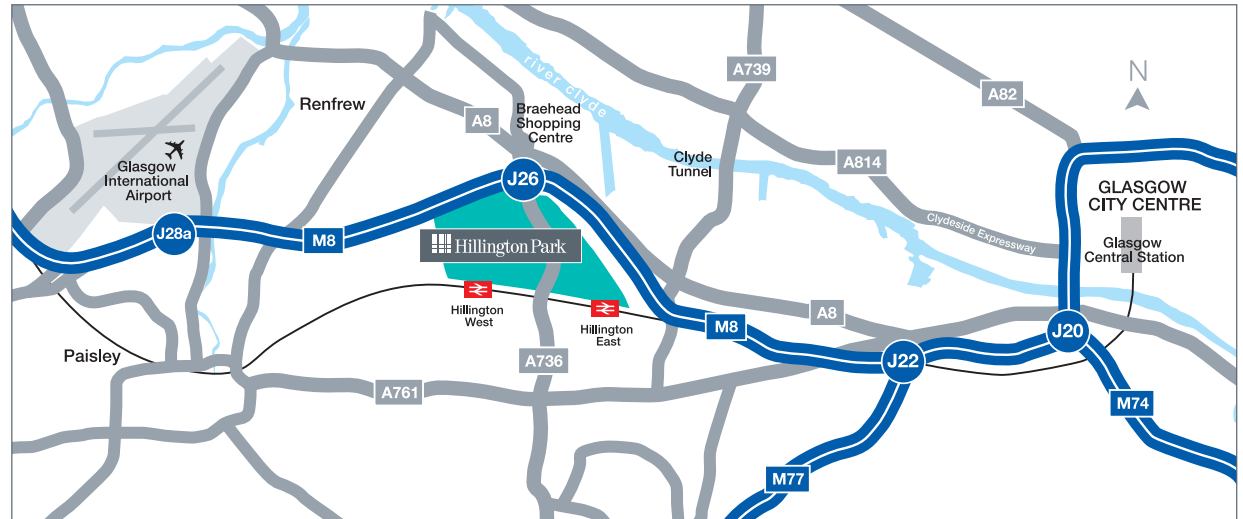
- Steel portal frame with trapezoidal built-up roof cladding and composite wall cladding
- Polycarbonate roof lights covering a minimum of 10% of unit floor area
- Corner feature composite flat panelling in random pattern
- Glazed curtain walling to pedestrian entrances
- 6m minimum internal clear height from finished slab level to underside of main frame at haunch
- Floorslab designed to accommodate 30kn/sq m with 150mm drainage pop-ups
- 5m high insulated section/roller shutter doors
- Double lane access through-road connecting to adopted road infrastructure
- 6m wide access route to vehicle goods door
- Utilities and telecoms ducts installed into perimeter of each unit for occupier connections
- 10 parking bays & 1 accessible parking bay to each unit



Hillington Park is located at J26 of the M8 between Glasgow City Centre (6 miles) and Glasgow International Airport (3 miles).

The Trade Park development is only 150m from the motorway junction opposite the new Jaguar, Volvo and motorcycle dealerships.

Principal vehicle access is from A736 Hillington Road and Mossland Drive. A dedicated through road will connect the scheme to Napier Road linking to other routes in Hillington Park and the surrounding local road network linking to other routes in the local road network.




Hillington Park

The Innovation Centre
1 Ainslie Road
Hillington Park
Glasgow
G52 4RU

Tel 0141 883 5760
enquiries@hillingtonpark.com
www.hillingtonpark.com

Misrepresentation Act 1967: At the time of printing the contents of this brochure were believed to be correct but cannot be guaranteed and are expressly excluded from any contract. August 2018

All enquires

**MONTAGU
EVANS**
302 St. Vincent Street, Glasgow G2 5RU
0141 204 2090

Ryden.co.uk
0141 204 3838

Colliers
INTERNATIONAL
0141 226 1000
www.colliers.com/uk/industrial

