

TO LET HIGH QUALITY OFFICE SUITE

TORUS BUILDING, RANKINE AVENUE

SCOTTISH ENTERPRISE TECHNOLOGY PARK, EAST KILBRIDE, G75 0QF
1,200 SQ FT (111 SQ M)



location

East Kilbride is located approximately 10 miles south east of Glasgow City Centre and benefits from excellent communication links from the M74 motorway via the East Kilbride (A725) expressway and M77 via the Glasgow Southern Orbital.

The Scottish Enterprise Technology Park sits directly south of the town centre, which houses East Kilbride Shopping Centre and East Kilbride Bus and Train Stations. The Torus Building occupies a high profile site on Rankine Avenue within the heart of the Technology Park.



description

Scottish Enterprise Technology Park was established in 1994 and is home to a number of companies involved in a variety of Technology sectors including Advanced Engineering and Electronics, Environmental Technology, Medical and Pharmaceutical, Information Technology and Software Development, Biotechnology, Business Consultancies and Renewable Energy. Occupiers within the park include TUV NEL, Heliex Power Ltd and The Energy Technology Centre. The Park covers approximately 34 hectares offering an attractive landscaped environment with the benefit of a 24/7 security presence and an on-site childrens nursery.

specification

The premises comprise a detached two storey building designed to a high specification, including;

- Central atrium with feature garden/water feature
- Energy saving environmental features
- 'Very Good' BREEAM rating
- 'C+' EPC (Environmental Performance Certificate) rating
- High quality LG3 lighting and electric heating
- Raised access floors with under floor cabling
- Fully cabled suites
- Car parking at 1:275 sq ft ratio

accommodation

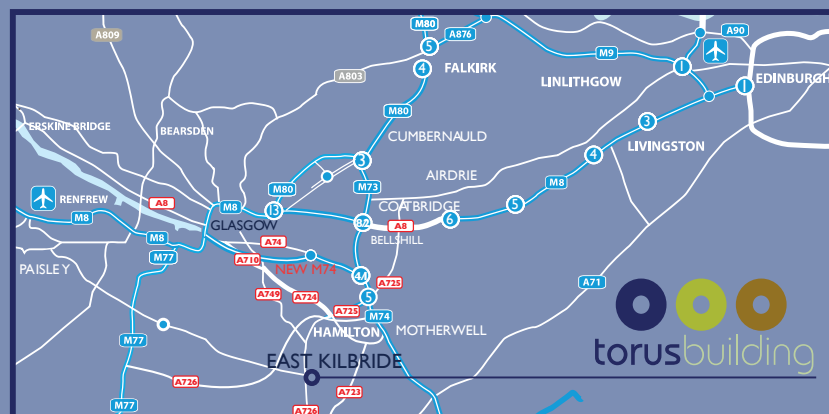
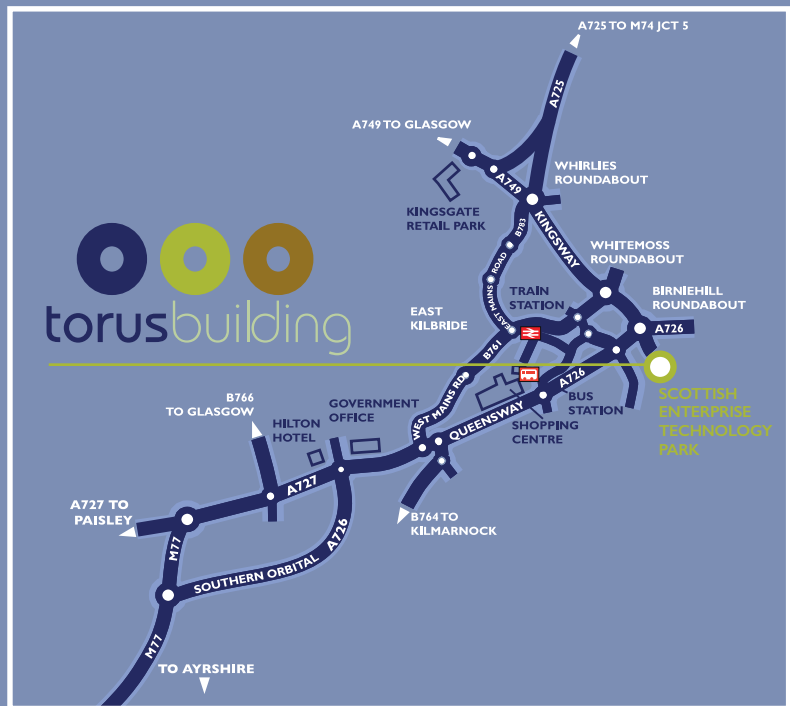
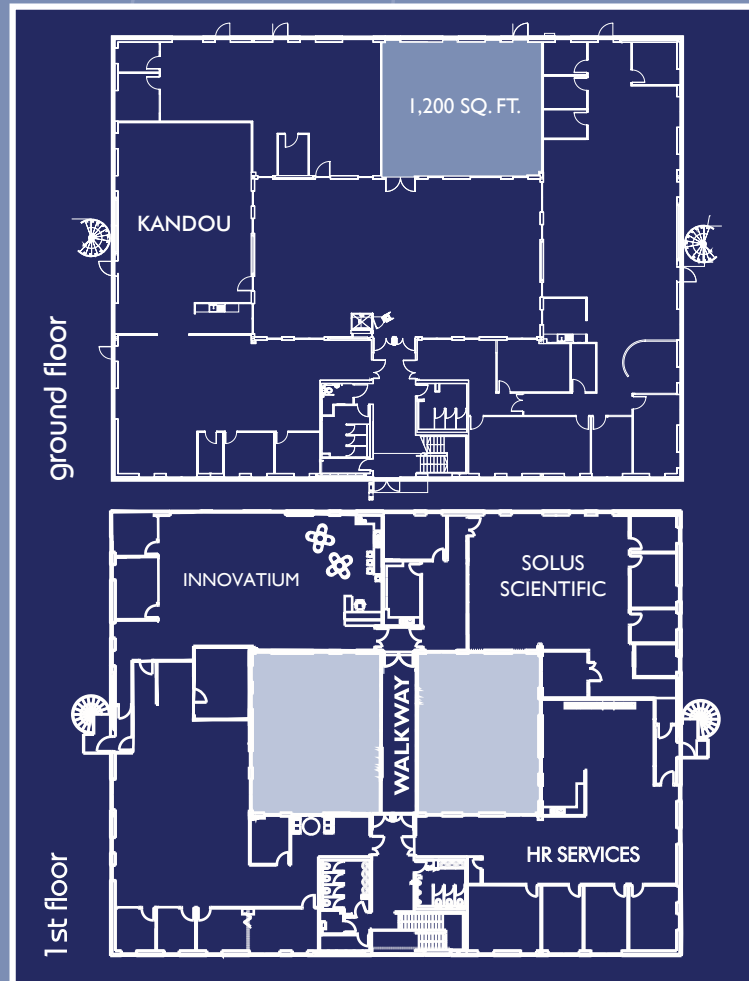
Ground Floor Suite	1,200 sq ft	(111 sq m)
Total	1,200 sq ft	(111 sq m)

legal fees

Each party will be responsible for their own legal costs and in the normal manner the ingoing tenant will be responsible for any Land and Building Transaction Tax or Registration Fees.

terms

The suites are available by way of a new full repairing and insuring lease.



further information

Rental information available on request from:

Colin McManus
Colliers
t: 0141 226 1000
colin.mcmanus@colliers.com



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