

TO LET

Serviced Office Units



BANCHORY BUSINESS CENTRE, BURN O'BENNIE ROAD, HILL OF BANCHORY, AB31 5ZU

- FLEXIBLE SERVICED OFFICE SPACE
- IDEALLY SUITED FOR START-UPS AND SMALL TO MEDIUM BUSINESSES
- ONE PERSON OFFICES ALSO AVAILABLE
- GENEROUS PARKING

Shepherd Chartered Surveyors

35 Queens Road, Aberdeen, AB15 4ZN

Tel: 01224 202 800

www.shepherd.co.uk

Commercial Agency • Commercial Valuation • Development & Trade Related Appraisals • Building Consultancy
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LOCATION:

The Banchory Business Centre is located within the Banchory Business Park which is to the east of Banchory, with excellent access to Aberdeen and the surrounding Banchory area. The development is easily accessible from either the Hill of Banchory West Road, Hill of Banchory South Road or Hill of Banchory East Road which itself is accessed directly off the A93, which serves as the main access road to Tesco.

DESCRIPTION:

Modern serviced office accommodation is available along meeting rooms, associated canteen and staff facilities.

The offices have a modern fit out and can include furniture and phone system if required.

RENTAL:

All inclusive rental packages are available on flexible lease lengths. Further details are available upon request.

ACCOMMODATION:

Accommodation	SQM	SQFT
Office (Suitable for up to 2 people)	10.96	118
Office (Suitable for up to 2 people)	17.46	188
Office (Suitable for up to 3 people)	19.41	209
Office (Suitable for up to 20 people)	173.17	1,864

VAT:

All figures quoted are exclusive of VAT at the prevailing rate.

ENTRY DATE:

Immediate entry available.



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LEASE TERMS:

The accommodation is available either in individual suites or in any combination, for a flexible lease duration. Inclusive rental packages are also available, such packages to include:

- Rent
- Rates
- Service charge
- Electricity Consumption
- Building Insurance
- Furniture and Telephones

Supplementary business support services are available at additional cost.

LEGAL COSTS:

Each party will pay their own legal costs. The ingoing purchaser/tenant will be responsible any LBTT and Registration Dues applicable.

VIEWING:

For further information or viewing arrangements please contact the sole agents:

Shepherd Chartered Surveyors
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Publication Date: June 2019
Contact: Mark McQueen
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