10 UNITS TO LET

AVAILABLE JULY 2020

LANGLANDS

COMMERCIAL PARK

LANGLANDS COMMERCIAL PARK: PHASE 1

10 INDUSTRIAL UNITS EACH OF 2,500 SQ.FT

KELVIN SOUTH, EAST KILBRIDE, G75 ORH

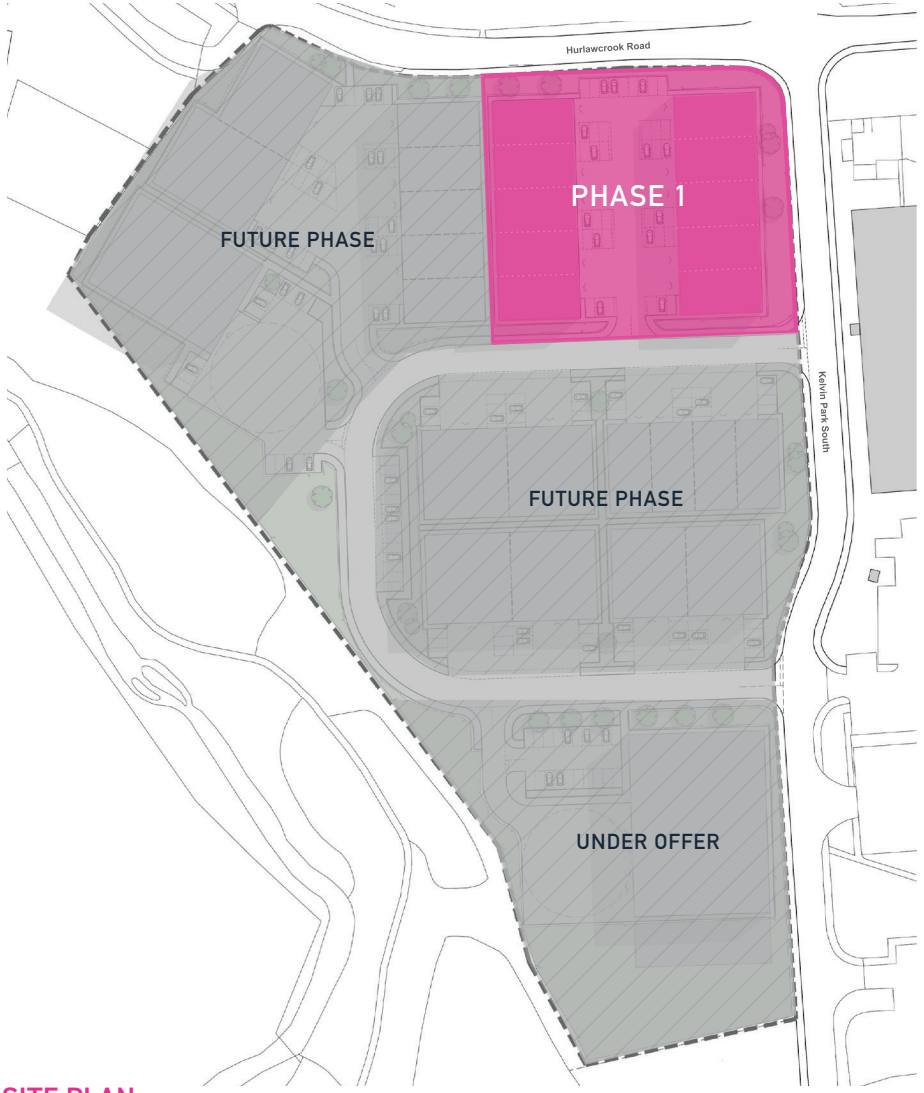
KNIGHT PROPERTY GROUP

LANGLANDS COMMERCIAL PARK: PHASE 1

PHASE 1 CONTAINS 10 UNITS EACH OF 2,500 SQ FT.

Within the well established Kelvin South and Langlands industrial areas and adjacent to Sainsbury's 200,000sq.ft logistics facility.

The site is prominently situated with excellent frontage to both the A726 Strathaven Road linking to the town centre and Hurlawcrook Road, the main estate road through the park. Access is via Kelvin Park South Road. The main motorway network serving central Scotland and beyond is easily accessible with the Southern Orbital Road linking East Kilbride with the M77 and the A725 East Kilbride expressway linking into the M74/ M8 network. Both link roads are easily accessible from Langlands Point.



SITE PLAN

AVAILABLE JULY 2020

SURROUNDING OCCUPIERS

1 Sainsbury's

2 Q mass

3 Bovill & Boyd

4 nabco scotland

5 SOCOTEC

6 ELLSWORTH ADHESIVES · EUROPE

7 THE GLENCAIRN GLASS

8 THE SCOBIE & JUNOR GROUP

9 IODS pipe clad

10 VCL

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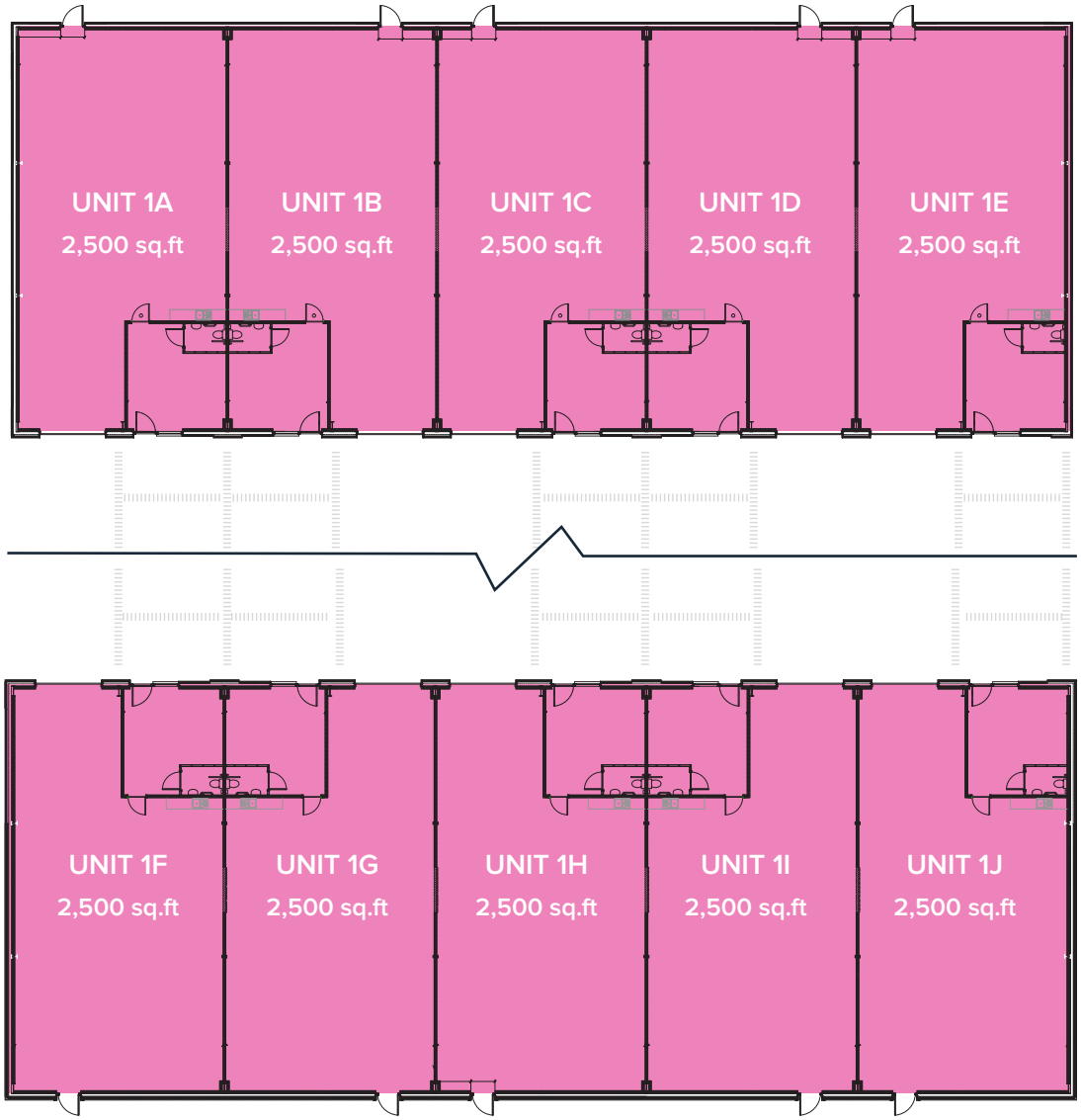
PHASE 1 FLOOR PLANS

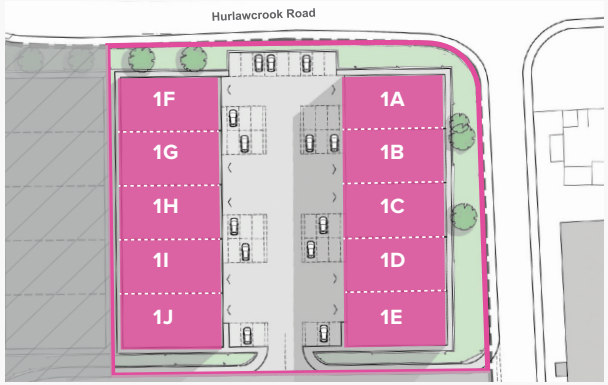


SPECIFICATION

Each 2,500 sq.ft industrial unit has:

+ 6.74m external eaves height
+ High performance insulated cladding
+ Electrically operated roller shutter doors
+ Single Office and toilet provided

4 SPACES PER UNIT (INCLUDING 1 DISABLED SPACE)



M80
M8
GLASGOW
M73
COATBRIDGE
M8
A8
A726
M77
RUTHERGLEN
BELLSHILL
PAISLEY &
GLASGOW
AIRPORT
BOTHWELL
M74
A726
A725
MOTHERWELL
GREATER GLASGOW
HAMILTON
A726
EAST KILBRIDE
M74
M77
LANGLANDS
COMMERCIAL PARK
EAGLESHAM
CARLISLE AND
THE SOUTH
A726
KILMARNOCK
& PRESTWICK
STRATHAVEN

KNIGHT PROPERTY GROUP

www.knightpg.co.uk

LEASE TERMS

The accommodation is available to let on full repairing and insuring terms. Further information is available on request.

LEGAL COSTS

The ingoing tenant will be responsible for their legal expenses, together with LBTT and Registration Dues.

RENTAL

Information on quoting rental is available on application.

VAT

All figures quoted are exclusive of VAT.

RATEABLE VALUE

The property will require to be assessed on occupation and offers a rate free first year.

CONTACT

To discuss how Knight Property Group can accommodate you at Langlands Commercial Park please contact our letting agent:

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