

Mileway

Fisherrow Industrial Estate Musselburgh

Available to Let
Warehouse
1,000 - 6,000 sq ft (93 - 558 sq m)



24 hour access



On-site parking



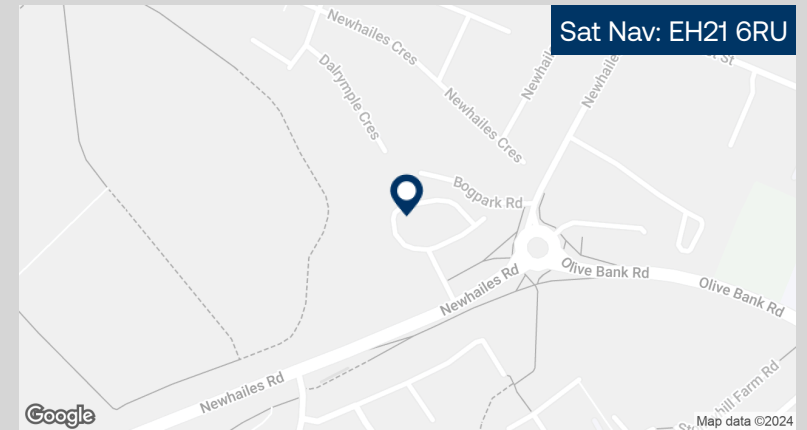
Vehicle access doors



Secure access gate

Fisherrow Industrial Estate

Newhailles Road Musselburgh EH21 6RU



Description

Fisherrow Industrial estate comprises a number of small to medium sized companies of various trades. The open plan warehouse benefits from vehicle access door and separate pedestrian access. Externally, the estate offers on-site car parking and secure access gates that are locked overnight.

Location

Fisherrow Industrial Estate is located within Musselburgh, approximately six miles east of Edinburgh City Centre. The estate benefits from convenient access to the Edinburgh City Bypass and the A1 to the south.

Musselburgh train station is within 10 minutes walking distance from the estate and there are numerous bus services running along Newhailles Road and neighbouring streets. The estate is utilised for various business uses such as home furnishings, building supplies and distribution.

EPC

EPC is available upon request.

VAT

VAT will be payable where applicable.

Terms

Available on new full repairing and insuring leases.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

Viewing / Further Information

Please contact:

Mileway

Ross Miller
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Accommodation:

Unit	Property Type	Size (sq ft)	Size (sq m)	Availability	Rent
Unit 11	Warehouse	1,000	93	Immediately	£1,050 PCM
Unit 12	Warehouse	1,000	93	Immediately	£1,050 PCM
Unit 17	Warehouse	1,000	93	Immediately	£1,050 PCM
Unit 19	Warehouse	1,000	93	Immediately	£1,050 PCM
Unit 31	Warehouse	1,000	93	Under offer	£1,050 PCM
Unit 35	Warehouse	1,000	93	Immediately	£1,050 PCM
Total		6,000	558		

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