

Mileway

Colvilles Place East Kilbride

Available to Let
Warehouse

1,991 - 3,982 sq ft (185 - 370 sq m)

24-hour access



On-site parking



Electric vehicle access



3.75 m eaves height

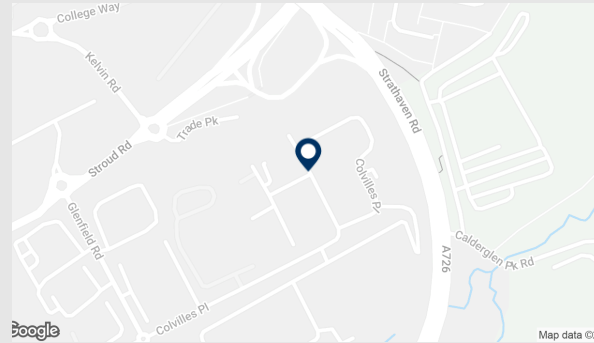


Three-phase electricity



Colvilles Place

Kelvin Industrial Estate, East Kilbride, G75 0SN



Description

A mid-terraced industrial unit constructed of steel portal frame, featuring a vehicle access door equipped with an electric roller shutter door. The unit offers a minimum eaves height of 3.75 metres, overhead roof lights and three-phase electricity. Externally, there is parking available on site.

Location

Located within the Kelvin Industrial Estate in East Kilbride, Colvilles Place offers prime positioning with easy access to the M8 and M74 motorways. Situated just 1.5 miles southeast of the town center and 12 miles south of Glasgow City Centre, this strategic location ensures excellent connectivity and accessibility. Additionally, East Kilbride rail station is conveniently located approximately two miles away, providing further transport options. Nearby occupiers include CEF, Screwfix, Graham Plumbers Merchant, and Electric Center.

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

Nikolaos Syrmakizis
scotland@mileway.com
0141 846 0480

G·M·BROWN

0141 212 0059
WWW.GMBROWN.CO.UK

Gregor Brown
gb@gmbrown.co.uk
0141 212 0059

Accommodation:

Unit	Property Type	Size (sq ft)	Size (sq m)	Availability	Rent
35 Colvilles Place	Warehouse	1,991	185	Immediately	£1,250 PCM
37 Colvilles Place	Warehouse	1,991	185	Immediately	£1,250 PCM
Total		3,982	370		

This document (together with any attachments, appendices, and related materials, the "Materials") is provided on a confidential basis for informational due diligence purposes only and is not, and may not be relied on in any manner as legal, tax, investment, accounting or other advice or as an offer or invitation to lease the property referred to herein or otherwise enter into any other transaction, agreement or arrangement, nor shall it or the fact of its distribution form the basis of, or be relied on in connection with, any lease or other contract or any commercial or investment decision. If such offer is made, it will only be made by means of heads of terms (collectively with any additional documents, the "Heads of Terms"), which would contain material information not contained in the Materials and which would supersede and qualify in its entirety the information set forth in the Materials. In the event that the descriptions or terms described herein are inconsistent with or contrary to the descriptions in or terms of the Heads of Terms, the Heads of Terms shall control. None of Mileway nor any of its respective affiliates makes any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein and nothing contained herein should be relied upon as a promise or representation of any kind.