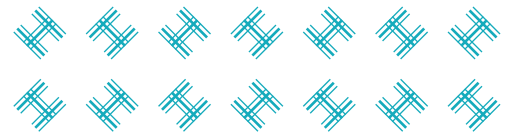




FULLY REFURBISHED
INDUSTRIAL & LOGISTICS UNIT
TO LET

4 Jubilee Court
G52 4LB

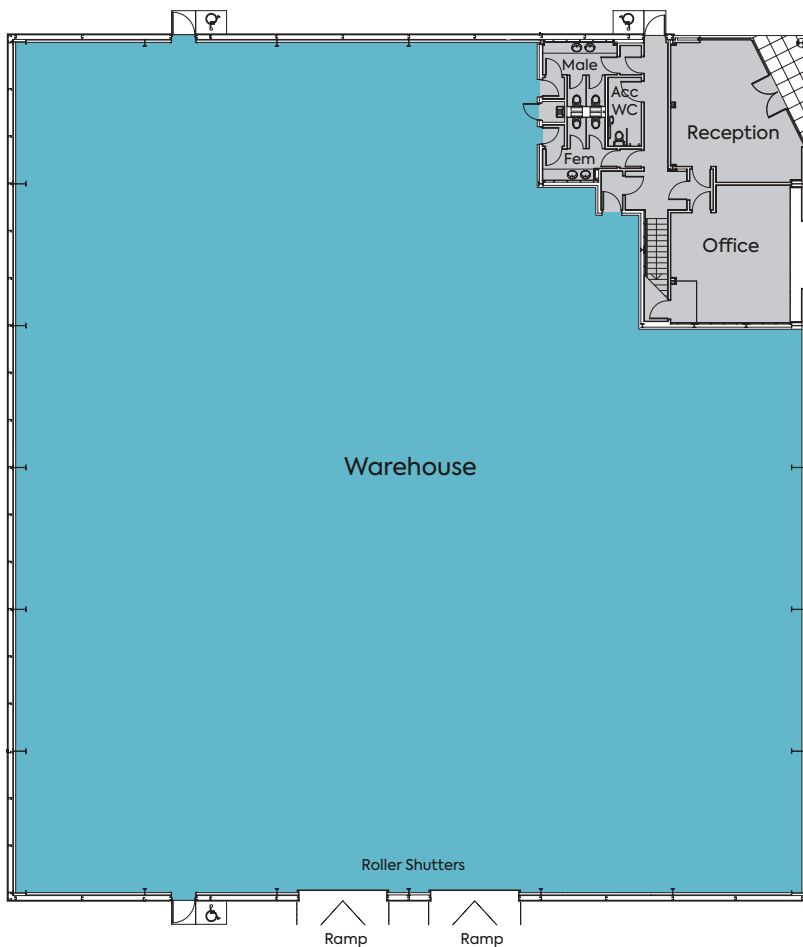
15,544 SQ FT



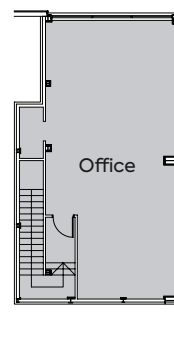
15,544 sq ft industrial & logistics unit

Detached unit within 5 unit courtyard development which has been fully refurbished to an “as new” standard. It includes CAT A office space over two floors and a large secure service yard to the rear. Neighbouring occupiers include NHS, Next and Circle Health Group.

Ground Floor

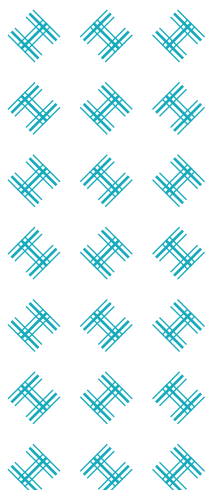


Upper Floor



Specification

- Steel Portal Frame
- Profiled and Microrib cladding panels
- 6m haunch height (9.2m to ridge)
- Floor loading 30kNm²
- 2 powered 4.9m (H) x 4m (W) loading doors
- Secure 26m deep concrete yard
- Dedicated car parking
- LED lighting throughout
- Air source heat pump for office heating/cooling
- 176 kVA power supply
- Openreach FTTP Fibre Connection
- EPC A Certification



HILLINGTON PARK

At a glance

 7 miles drive to Glasgow City Centre by car	 10 mins to Glasgow City Centre by train	 15 mins between buses at peak times on main routes	 15 mins walk to Hillington West train station	 2 National Cycle routes accessible from the Park
 3 miles drive to Glasgow International Airport	 10 eat-in/take-out food options plus essential services on the Park	 500+ businesses established on the Park employing over 8,000 people	 2 fitness centres on the Park	 1 mile to Intu Braehead with 100+ shops and 20+ restaurants



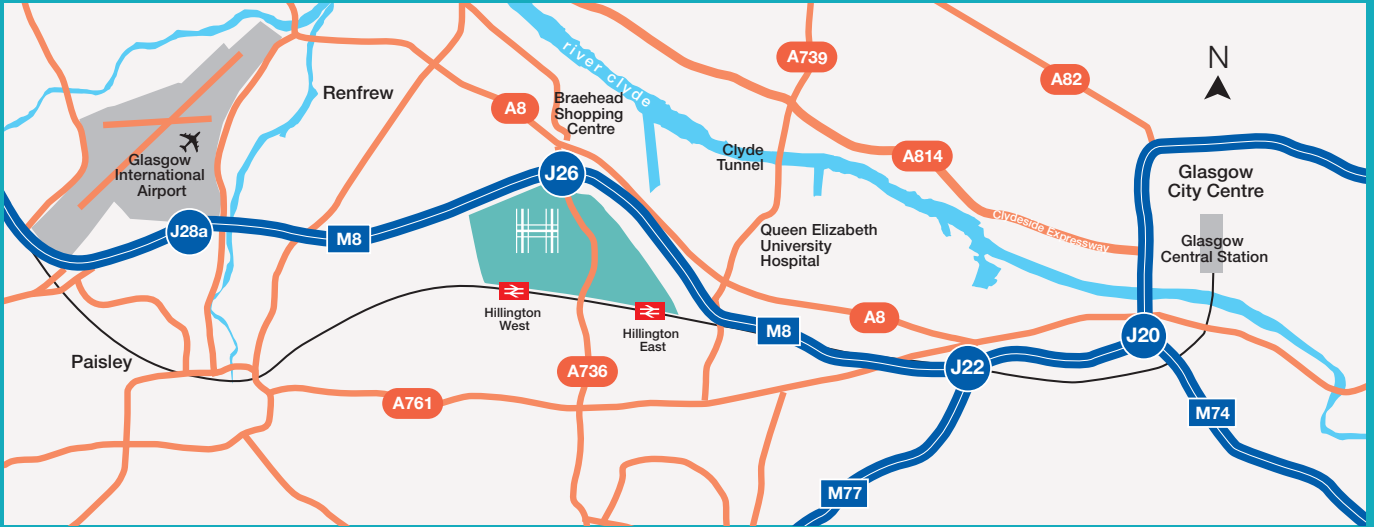


HILLINGTON PARK

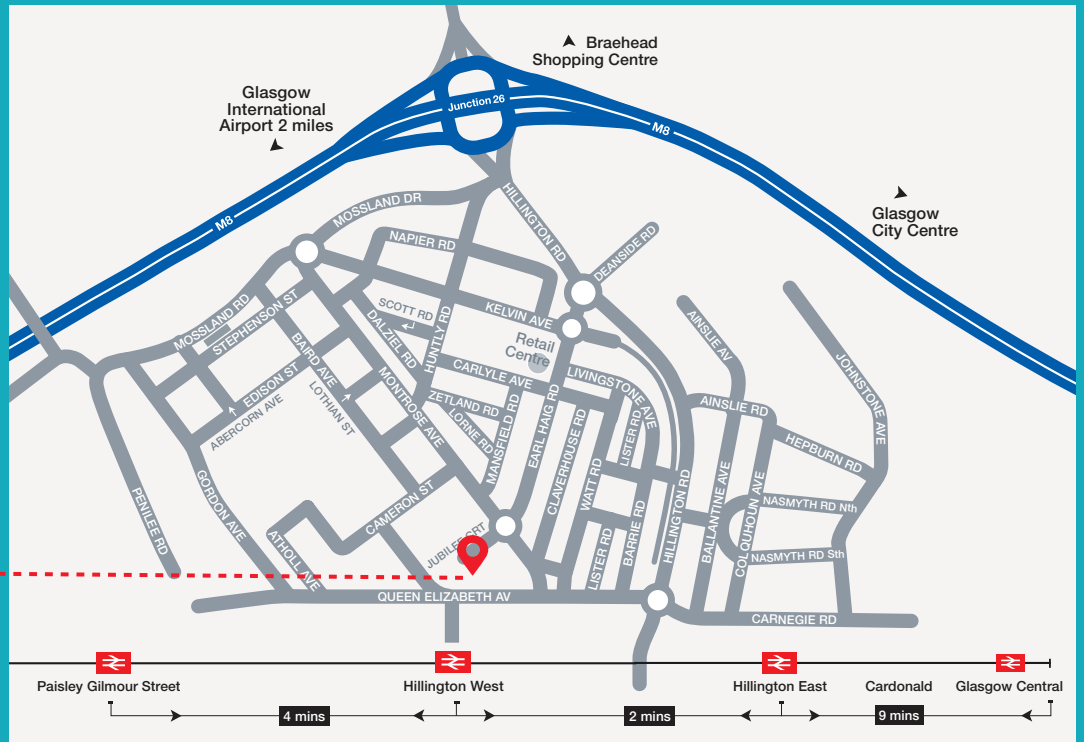
Contact the Estate Team on:

0141 883 5760

enquiries@hillingtonpark.com
www.hillingtonpark.com



Hillington Park is home to over 500 businesses and a workforce of over 8,000 people. The Estate is situated at J26 of the M8, has 2 train stations and numerous bus services. There is a wide variety of food and amenities with 24/7 cctv security on site.



4 Jubilee Court
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Glasgow
G52 4LB

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