

TO LET - INDUSTRIAL / TRADE COUNTER

52 WILSON PLACE

NERSTON INDUSTRIAL ESTATE, EAST KILBRIDE, G74 4QD



KEY HIGHLIGHTS

- 1,972 to 1,998 sq ft
- Refurbished industrial units
- Ample customer and staff parking provided
- Nearby amenities found with Subway, Dominos Pizza found nearby as well as Lidl and Home Bargains as well as the Kings Gate Retail Park
- Available for immediate occupation
- Highly prominent and visible onto East Kilbride Expressway
- Unit 53 benefits from existing office space

SUMMARY

Available Size	1,972 to 1,998 sq ft
Rent	£17,000 per annum
Business Rates	Some occupiers may be eligible for 100% rates relief under Small Business Bonus Scheme
Service Charge	To be confirmed
Car Parking	N/A
Estate Charge	N/A
EPC Rating	EPC exempt - EPC has been commissioned, will be available in less than 28 days

DESCRIPTION

Units comprise bright, open plan warehouse space with offices and WC facilities. Typically vehicular access is gained via roller shutter to the front of the property with separate personnel access, office space provided

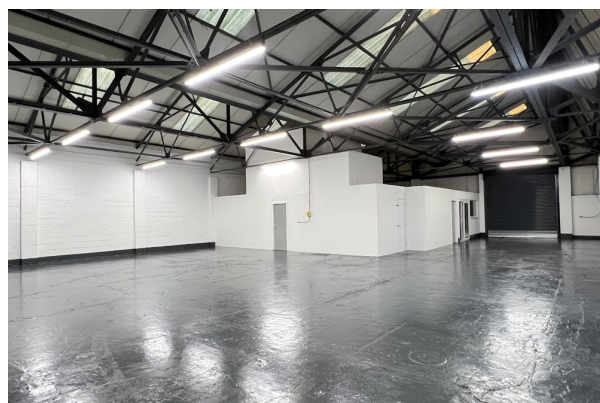
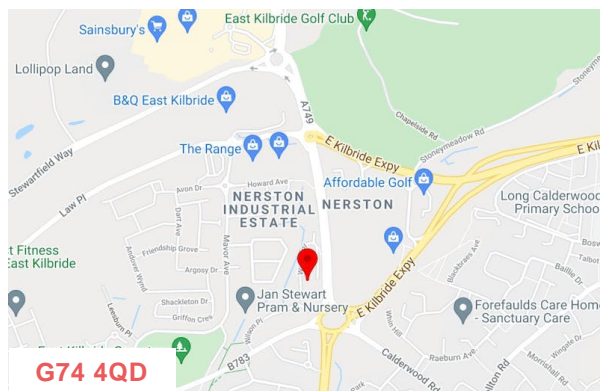
LOCATION

Wilson Place is located within the Nerston Industrial Estate of East Kilbride approximately 1.5 miles north east of the town centre. The property benefits from excellent frontage onto the East Kilbride Expressway Iy1 providing a direct route to Glasgow city centre 10 miles north-west. Neighbouring occupiers including Jan Stewart Pram & Nursery, B&Q, Currys and McDonald's.

ACCOMMODATION

The accommodation comprises of the following

Name	sq ft	sq m	Availability
Unit - 61	1,998	185.62	Available
Unit - 55	1,972	183.20	Available
Total	3,970	368.82	



VIEWING & FURTHER INFORMATION

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