

TO LET

9A SOUTH GYLE CRESCENT EDINBURGH EH12 9EB



FLOORSPACE:

Flexible office space available
with excellent car parking

www.southgyletradepark.com

LOCATION:

Please see our website www.southgyletradepark.com
for full details on location and aerial photo

ACCOMMODATION:

The office space is available on flexible lease terms

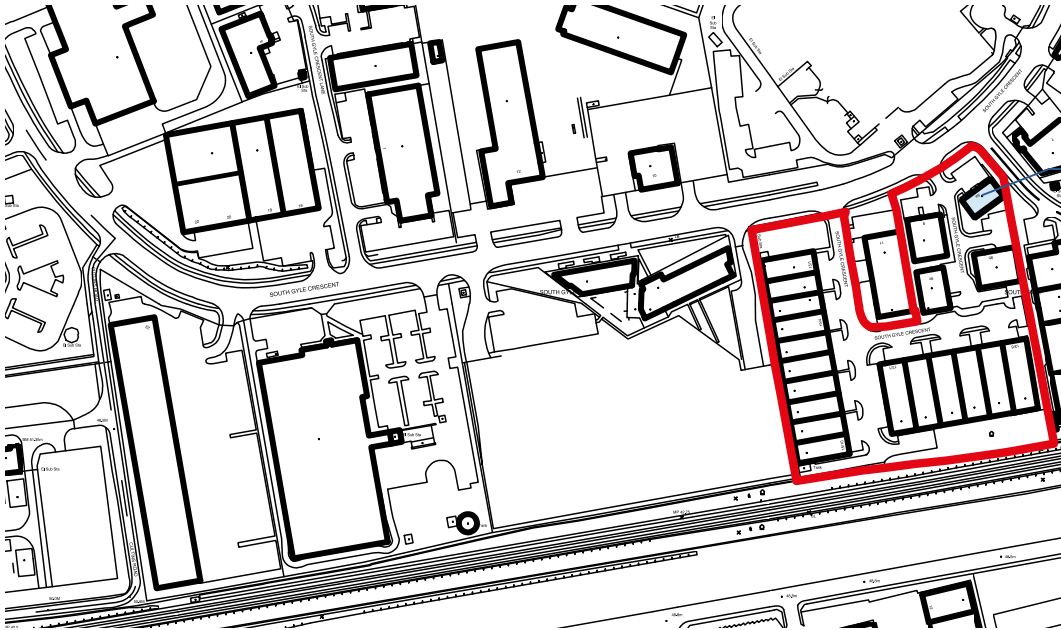
First Floor East: 101 sq m (1,087 sq ft)

First Floor West: 91.51 sq m (985 sq ft)

Car Parking: 3 spaces per suite

A free space planning service is available to interested parties





UNIT 9A



SPECIFICATION:

Newly refurbished stairwell and high quality bright open plan office suites

Dedicated secure entrances

Full raised access floors with 150mm clear void and floor boxes at ratio of 1 per 10 sq m (108 sq ft), Cat 6 data cabling to secure server racks

Mineral fibre suspended ceiling with recessed LED lighting

High quality male and female toilet facilities

Gas fired central heating, opening windows

Fully carpeted office areas

Tea preparation facilities

Extremely generous car parking with electric vehicle charging points available

Secure bicycle storage

EPC rating C

TERMS:

Rent on application.



ALL ENQUIRIES:

Colliers
0131 240 7500
colliers.com/uk/industrial

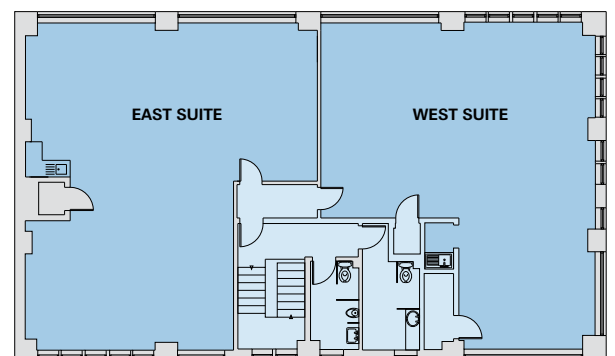
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Floorplan