

Dixon Place

East Kilbride G74 5JF

Warehouse | 1,001 - 3,011 ft²



On-site car parking



Good road connectivity



Vehicle & personnel access doors

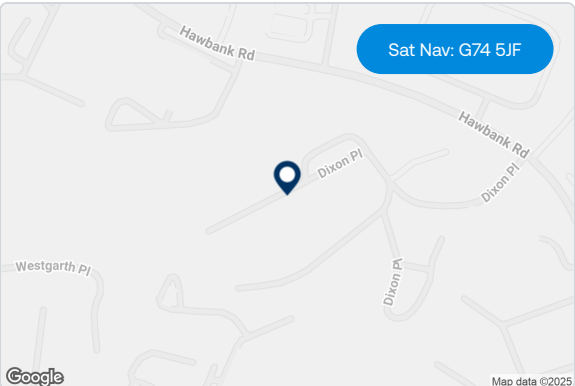


24-hour access

Available to Let

4

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Description

These industrial/warehouse units are constructed with a durable steel portal frame and benefit from an over-clad roof for added protection. The property features manually operated sectional loading doors and offers a spacious, open-plan interior layout. To the rear of the unit includes two separate WC blocks, providing practical and functional accommodation throughout.

Further information

EPC
Unit 4 : F ,
Unit 20 : A

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

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.

Location

Dixon Place is situated just off Hawbank Road, less than two miles west of East Kilbride town centre. The estate benefits from excellent transport links, with the A726 Queensway only 0.6 miles away, providing convenient access to both the M77 and M74 via the A725. Additionally, Hairmyres train station is located within 1.5 miles, offering further connectivity.



Accommodation:

| Unit | Property Type | Size (sq ft) | Availability | PCM Rent (£) |
|-------|---------------|--------------|--------------|--------------|
| 4 | Warehouse | 1,001 | Under offer | 850 |
| 20 | Warehouse | 2,010 | Immediately | POA |
| Total | | 3,011 | | |

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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