

# Tennant Complex

Tennant Avenue, South Lanarkshire East Kilbride, G74 5NA

Warehouse | 2,009 - 4,481 ft<sup>2</sup>



Easy access to M77 and M74 via A725



Three phase power



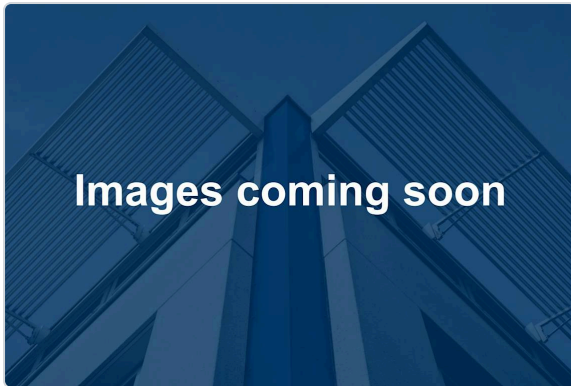
W.C. facilities



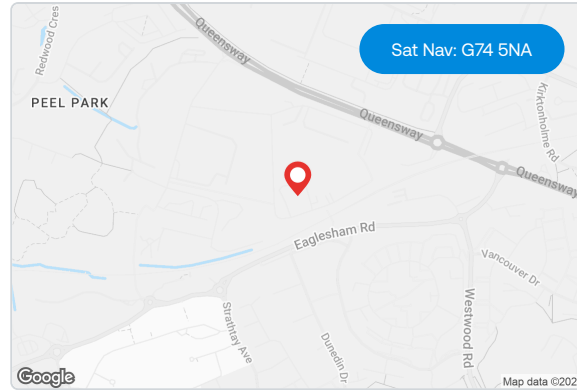
East Kilbride town centre 2 miles



Available to Let



Images coming soon



## Description

The Tennant Avenue units are a series of single-storey light industrial buildings. Each unit is constructed with a concrete frame, low-level brick walls, and metal sheet profile cladding above. Individually, they comprise office and storage spaces with pedestrian access and are equipped with mains electricity supplies, including 3-phase power. While each unit is a distinct asset, their consistent design and close proximity create a unified industrial environment suitable for a range of commercial and light industrial activities.

## Further information

**EPC**  
EPC is available upon request.

**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

Tennant Complex is located on the south side of Queensway, less than 2 miles west of East Kilbride town centre. The estate benefits from excellent transport links, with the A726 (Queensway) just 0.6 miles away, providing access to the M77 and the M74 via the A725. Hairmyres train station is within a 7-minute walk.



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 17	Warehouse	2,472	Under offer	1,550
Unit 4	Warehouse	2,009	Immediately	1,350
<b>Total</b>		<b>4,481</b>		

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.

[Book a viewing](#)

**Molly O'Neill**  
Mileway  
scotland@mileway.com  
0141 846 0480

**Gregor Brown**  
G M Brown  
gb@gmbrown.co.uk  
0141 212 0059

**Jonathon Webster**  
Savills  
jonathon.webster@savills.com  
0141 222 4114

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.

**Mileway**