DM HALL

To Let Industrial

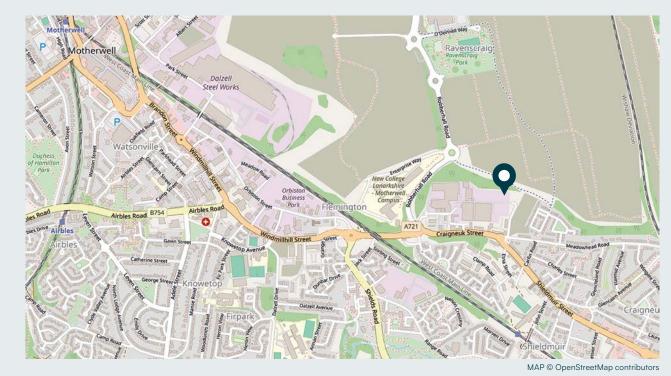


Yard 39 Flemington Industrial Park Motherwell ML1 2NT

0.57 ACRES 0.23 HECTARES

Property Details

- Central location with good motorway links via M74.
- Located within established Industrial Estate.
- Surfaced yard with secure gated access
- Secure site with CCTV
- Offers over £17,500 pa ex VAT



LOCATION

Flemington Industrial Park is located to the southeast of Motherwell town centre, within close proximity to major Ravenscraig redevelopment.

Access to the property is via Craignuek Street (A721), which lies a short distance to east of the M74 and south of the M8 motorways and is 15 miles southeast of Glasgow City Centre and 40 miles southwest of Edinburgh

Surrounding occupiers include Van Sales Direct Ltd, Kaizen Manufacturing, TLC Event Hire Ltd, Tarmac Ltd, BSB Structural Ltd and various local industrial occupiers.

DESCRIPTION

Yard 39 comprises a surfaced yard secured by a combination of brick wall and fence with double gated access.

The yard has the benefit of both water and electricity to the site.

ACCOMMODATION & FLOOR AREAS

The site extends to around 0.23 hectares (0.57 acres), or thereby, as per the indicative red line boundary.



Property Details

NON DOMESTIC RATES

According to the Scottish Assessors' Association website, the subjects are noted to have a Rateable Value of \pounds 7,500 per annum.

It should be noted under the terms of the Small Business Bonus Scheme, the property maybe eligible for 100% rates relief.

RENT

Rental offers of £17,500 per annum are invited on the basis of a new, full repairing and insuring lease.

LEGAL COSTS

Each party will be responsible for paying their own legal costs incurred in this transaction.

VAT

All prices quoted are exclusive of VAT which is chargeable.

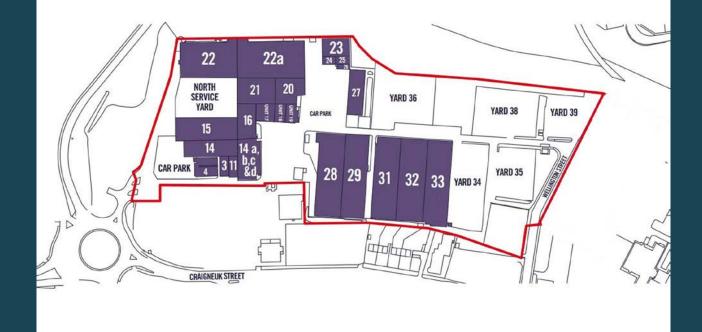
Video available

ANTI MONEY LAUNDERING

Under the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, DM Hall are legally required to complete due diligence on purchasers and vendors. Once an offer has been accepted, the prospective purchaser(s)/occupier(s) shall be required to provide, as a minimum, proof of identity and residence and proof of funds for the purchase before the transaction can proceed.

DMHALL (RICS

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Make an enquiry

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