

CARNTYNE INDUSTRIAL ESTATE

55 CAMELON ST | GLASGOW | G32 6AF

TO LET
UNIT 69

FULLY REFURBISHED

- Area: 10,000 sq ft
- Secure yard and extensive on site parking available
- Flexible lease terms available
- Close proximity to public transport and both the M74 and M8



M74

GLASGOW CITY CENTRE

FORGE RETAIL PARK

M8

A8/EDINBURGH ROAD

OLD SHETTLESTON ROAD

TRAIN LINE TO GLASGOW CITY

CARNTYNE INDUSTRIAL ESTATE

CARNTYNEHALL ROAD

CARNTYNE TRAIN STATION



LOCATION

Carntyne lies approximately 4 miles east of Glasgow City centre, with the estate benefitting from excellent public transport links with a bus stop and Carntyne Train Station within walking distance. Details as follows:



1.7 miles from J12 M8
2.2 Miles from J2A M74



707 meters from the nearest bus stop



279 meters from Carntyne Train Station.



CONTACT

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G·M·BROWN

DESCRIPTION

- Fully refurbished unit
- Area: 10,000 sq ft
- Secure yard and extensive on site parking available.
- Electric Roller shutter door
- Three phase electricity supply
- LED lighting
- c.4 meter eaves

RATEABLE VALUE

The rateable value is £37,750.

LEASE TERMS

Flexible FRI lease terms available on request. Please contact the joint agents for further details.

The agents for themselves and for the vendors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of agents has any authority to make or give any representation or warranty whatever in relation to this property. March 2023.