

TO LET

LOMOND COURT CASTLE BUSINESS PARK

Stirling, FK9 4TU



LOMOND COURT

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Attractive high quality open plan office suites on an established business park environment in central Scotland:

Established business park location
IT and phone systems immediately available

Fully refurbished

Generous parking provision

Attractive landscaped surrounds

Office suites available from 500 - 4,071 sq ft

Alternative uses may be considered



FALCONER
PROPERTY CONSULTANTS



○ AVAILABILITY

Office suites available from 500 to 4,071 sq ft (46.45 to 378.21 sq m). New flexible FRI leases offered on competitive terms.

○ DESCRIPTION

Lomond Court is an attractive two storey modern office pavilion arranged around a central courtyard. The available accommodation is located on the ground floor and has been fully refurbished to a high standard. There is an impressive line up of occupiers in the building, to include Dolby Vivisol and Crom Source. The first floor is occupied by a business centre, offering additional meeting room and conferencing facilities.

○ LOCATION

Castle Business Park is centrally located between Glasgow and Edinburgh, benefiting from excellent access to Scotland's main towns and cities. It is estimated that 55% of Scotland's population live within one hours' drive and up to 80% within two hours'. Situated at the foot of Stirling Castle, Caste Business Park provides a remote and secluded atmosphere despite being just 3 minutes' drive from the M9.

○ SPECIFICATION

The available office suites benefit from raised access flooring, super-fast fibre broadband and VOIP phone systems (immediately available), gas-fired central heating and double glazing, dedicated parking, clear floor to ceiling height of 2.68m, suspended ceiling with recessed lighting, access to a communal central courtyard, and shower facilities.

○ VIEWING

Strictly by appointment with the joint letting agents.



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