

TO LET - INDUSTRIAL

9 NAPIER COURT

Wardpark Industrial Estate, Cumbernauld, G68 0LG



Key Highlights

- 1,950 sq ft
- High level of estate management
- Low density landscaped environment
- Male / Female WC facilities
- Available July 2024
- Clear internal heights from 4.5m to 7m
- Office accommodation

SAVILLS Glasgow
163 West George Street
Glasgow G2 2JJ
0141 248 7342
[savills.co.uk](https://www.savills.co.uk)



Location

Wardpark Industrial Estate is the perfect location for business. Centrally located in Cumbernauld, Wardpark has easy access to Scotland's road network.

Wardpark at Cumbernauld is centrally located alongside the M80 providing direct access to Central Scotland's motorway triangle (M8 / M9 / M80). It is the most recognised industrial and business area of Cumbernauld, lying to the north east of Cumbernauld Town Centre and accessed via Junction 6, Castlecary. Both Glasgow International Airport and Edinburgh International Airport are within a 30 minute drive from the estate.

Description

Available July 2024 - Unit 9 Napier Court is an end terraced light industrial unit which benefits from roller shutter door access, office accommodation and male/female WC facilities.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Availability
Unit - 9 Napier Court	1,950	181.16	Available
Total	1,950	181.16	

Terms

Units are available on a To Let basis.

Legal Costs & VAT

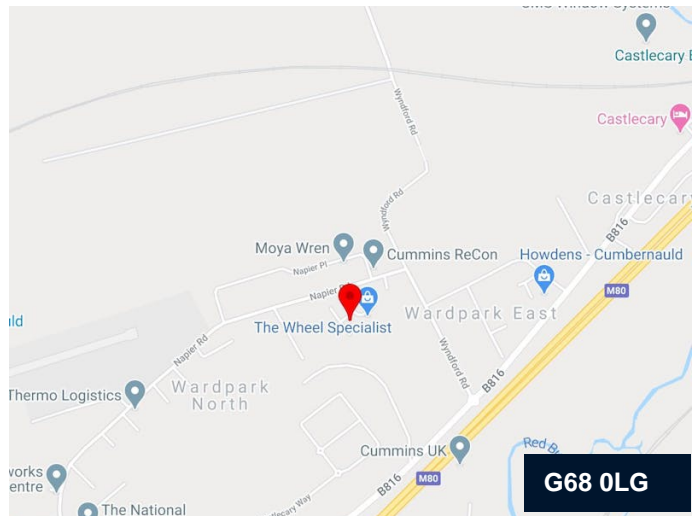
Each party is to bear their own legal costs in relation to any letting transaction. The tenant will be responsible for any registration dues, fees and Land & Building Transaction Tax where applicable. All costs quoted exclude VAT.

Energy Performance Certificate

EPC available on request.

Business Rates

Rateable value: £10,000
100% small business rates relief



Contact

Jonathon Webster

0141 222 4114
07976910987
jonathon.webster@savills.com

Ross Sinclair

0141 222 4145
07557972955
rsinclair@savills.com

IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated by AgentsInsight / Generated on 19/04/2024