

M8 INTERLINK

PRIME MULTI-LET INDUSTRIAL ESTATE
AVAILABLE TO LET

M8 INTERLINK, KIRKSHAWS ROAD,
COATBRIDGE, ML5 4RP

ASSET MANAGED BY





DESCRIPTION

The M8 Interlink Estate offers a wide range of unit sizes and different types of industrial accommodation. A number of units have dedicated yard areas with excellent eaves height.

The Estate as a whole provides a secure and pleasant working environment with all southern boundary units having the benefit of prominence to the A8 arterial route.

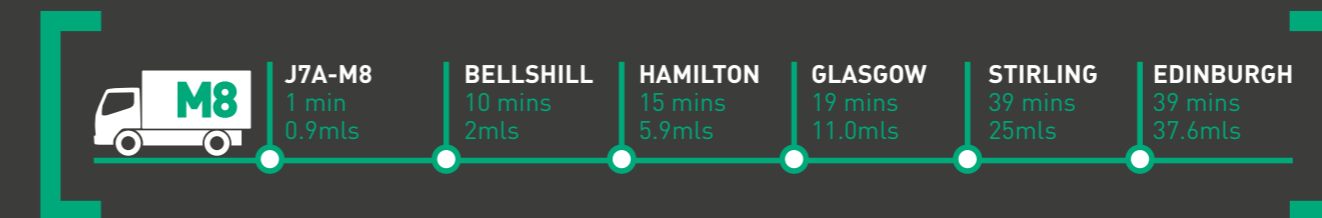
A number of local amenities are located close to the Estate with public transport served by Kirkshaws Road being a main public bus route.

OTHER OCCUPIERS

A number of national and local occupiers are located within M8 Interlink including Boots, Rentokil Initial, Oliver Ashworth, Eurocell and Plumbing Trade Supplies.



TRAVEL TIMES & DISTANCES



The M8 Interlink is perfectly positioned in the heart of Scotland's industrial network. Drive times are noted above. The Estate is located on and close to all major industrial hubs and motorway networks.

LOCATION

This area has benefited from significant infrastructure investment in recent years and is now one of the best connected locations in Scotland. The M8 Interlink Estate provides an unrivalled industrial location fronting onto the A8 and adjacent to the Kirkshaws Interchange, providing a four way access to the main local areas. The junction also provides a direct route to the M74, via the A725 providing access to the south of Glasgow and England.

The Estate is a short distance to the new M8 motorway at Junction 7A providing direct routes to Glasgow and Edinburgh.

The Baillieston Interchange lies 2 miles to the west of M8 Interlink and is the main hub of the Scottish motorway network. Scotland's main motorways converge at this point, M8, M73 and M74 and will allow efficient distribution to Scotland as a whole.





RATES / SERVICE CHARGE

Rates are applicable to the individual units depending on size of the property. The Estate benefits from a service charge for the upkeep and maintenance of the Estate.

LEASE

The units are available by way of a full repairing and insuring lease. Full quoting terms are available from the joint letting agents.

VIEWING AND FURTHER INFORMATION

For further information please contact:



Iain.Davidson@colliers.com
T: +44 (0)141 226 1056
M: 07795 010118

Colin.Mcmanus@colliers.com
T: +44 (0)141 226 1035
M: 07795 613227



Andrew.D.McCracken@eu.jll.com
T: +44 (0)141 567 6635
M: 07775 813538

ASSET MANAGED BY



WEAREINDUSTRIOUSFOLK.COM

MISREPRESENTATION ACT: JLL and Colliers International for themselves and for the vendors or lessors of this property, whose agents they are give notice that: a) all particulars are set out as general outline only for the guidance of intending purchasers or lessees, and do not comprise part of an offer or contract: b) 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 must satisfy themselves by inspection or otherwise as to the correctness of each of them. c) no person in the employment of JLL and Colliers International has any authority to make any representation of warranty whatsoever in relation to this property.
Design and Production DS.EMOTION OCT 2017. (3878)