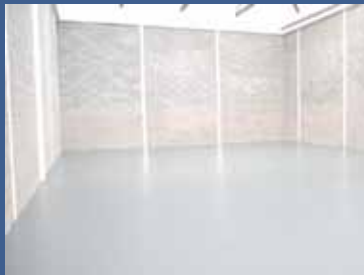


northpoint

HILLINGTON PARK, GLASGOW



LOCATION

Hillington Park is a prime business location situated between Glasgow International Airport and Glasgow City Centre with frontage to the M8 Motorway.

A four way interchange at Junction 26 offers fast travel to the park and affords access to Scotland's main motorway network.

The park is well served by both Rail facilities and Bus networks. The park's central retail centre caters for local requirements and Braehead Shopping Centre is just a mile away.

THE DEVELOPMENT

Northpoint is an exciting development of up to 27 business units designed to maximise the benefits of three open elevations and a central courtyard, providing excellent access, security and parking.

The development offers a broad range of units completed to a high specification and standard, some with private yards and others in a secure courtyard.

The development provides extensive hard standing and car parking areas. Permeable paving provides run off to sub base attenuation as part of a Sustainable Urban Drainage System (SUDS).

FOR SALE/TO LET

UNITS FROM **175 Sqm/1892 Sqft**

www.northpointhillington.com



SPECIFICATION

The complete roofing and cladding system is designed to the Corus Platinum Specification. As such, all components are warranted by Corus for a period of 25 years and installation workmanship is guaranteed for a period of 12 years.

There is a clear eaves height of 6.7 metres offering excellent warehouse volume and further internal mezzanine development potential.

External walls are 90mm insulated profiled horizontal metal cladding which features premium 'microrib' panels,

electrically operated Hormann steel shutter doors and double glazed windows.

Internally units are equipped with three phase power, gas and mains water supplies. Toilets are provided. Complete fit-out packages are available to suit each occupier's specific needs. Fit-out options are available on request.

SECURITY

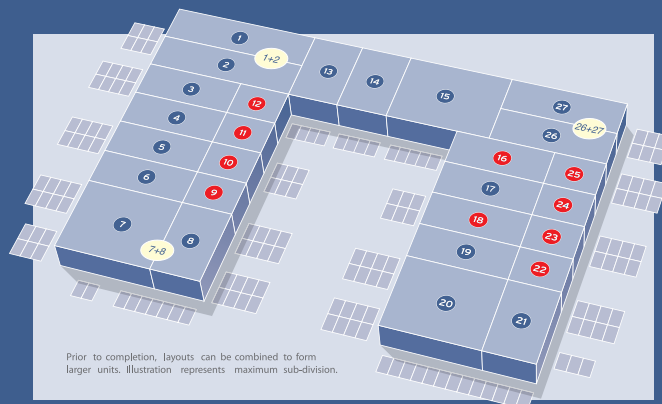
Hillington Park operates cameras across the estate backed up by security patrols. Northpoint benefits from secure fencing and its own extensive CCTV coverage.



TERMS

Northpoint units are offered For Sale or To Let. Prices and lease terms are available on application to the sole agents. Value Added Tax at the prevailing rate will apply to all prices or rents.

HILLINGTON PARK



UNIT SIZES*

1. 4,357 sqft	10. 1,882 sqft	19. 2,886 sqft
2. 4,507 sqft	11. 1,882 sqft	20. 5,762 sqft
3. 2,845 sqft	12. 1,876 sqft	21. 3,765 sqft
4. 2,901 sqft	13. 3,147 sqft	22. 1,882 sqft
5. 2,835 sqft	14. 3,127 sqft	23. 1,877 sqft
6. 2,836 sqft	15. 6,210 sqft	24. 1,881 sqft
7. 5,762 sqft	16. 2,886 sqft	25. 1,892 sqft
8. 3,765 sqft	17. 2,886 sqft	26. 3,469 sqft
9. 1,882 sqft	18. 2,886 sqft	27. 3,358 sqft

● Sold/Let

* Indicative sizes