

Merlin Business Centre



Mossland Road G52 4XZ

Flexible small office suites
available from 174 sq ft.

Prices from £363 + VAT PCM



Hillington Park is Scotland's largest and most established Business Park providing over 2M sq ft of commercial property for a diverse range of businesses, from established stock market listed companies to start-ups, and from high-tech to light industrial. The Park is a safe, well maintained environment with two train stations, two minutes from the motorway and two miles from Glasgow International Airport. Companies are able to stay and grow at the Park because of the range of property options and Hillington Park's flexible approach.

Benefit from

Great transport links - convenient and accessible for staff and visitors

Full range of property options - flexibility to meet a company's needs now and in the future

Park Management Team - to respond to customers' needs and deliver value-adding initiatives

Amenities - to help with work/life balance and to motivate staff

Sustainability - to support companies to achieve green credentials.

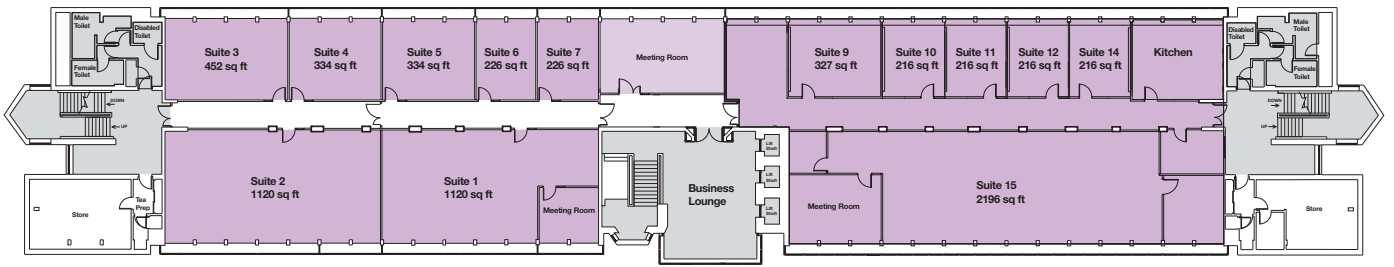
Park Amenities

- Post Office
- Nursery
- Gym
- Laundry service
- Harvester pub/restaurant
- Bocadillo coffee shop
- Greggs
- Subway
- Burger King
- Two petrol stations
- CCTV and on-site security

Merlin Business Centre occupies a prime position with commanding views of the Campsie Hills and Ben Lomond.

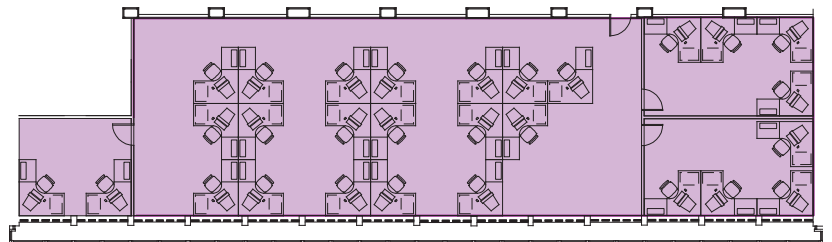


Floor plans



First floor

Space planning solutions

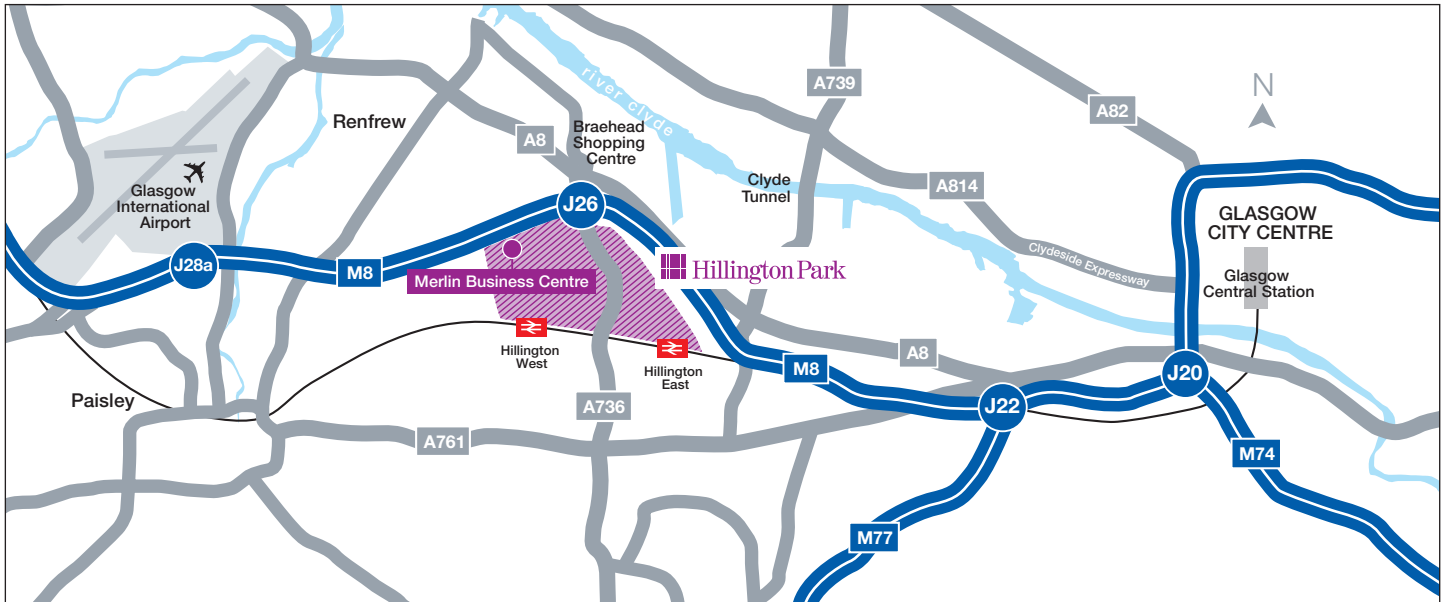


Merlin Business Centre offers a wide variety of office accommodation over four floors.

The following facilities and services are provided in return for just one inclusive monthly fee.

On site allocated parking	✓	Window cleaning	✓
Reception Services	✓	Meeting room facilities	✓
Free wi-fi	✓	Helpdesk and on site Management Team	✓
Kitchen and tea prep facilities	✓	Building insurance	✓
Drinks and fresh food vending (including Costa Coffee)	✓	24hr secure access to building	✓
Showers	✓	24hr park security	✓
Electricity / central heating	✓	Park CCTV	✓
Cleaning of common areas	✓	Mail distribution and collection	✓
Maintenance of common parts	✓		

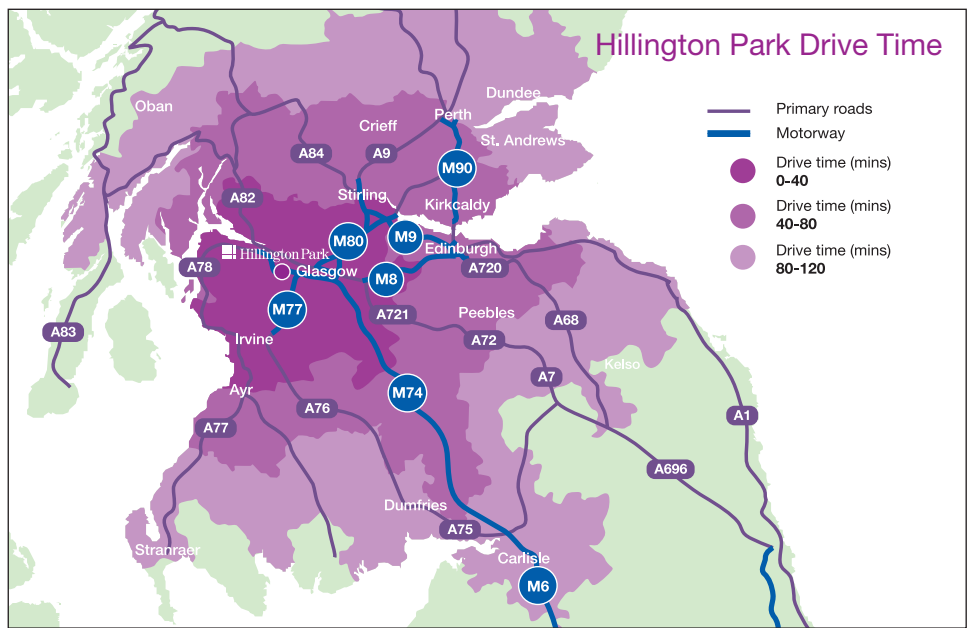




Hillington Park is at Junction 26 of the M8 motorway between Glasgow City to the east and the towns of Paisley and Renfrew to the west.

The location is well served by the M8, M74 and M77 motorway networks and interconnecting arterial routes. The A736 runs through the centre of the park and connects the A8 north and A761 south.

For Satellite Navigation use postcode: G52 4XZ



For further information contact the Management Team at:

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Together, we are  Hillington Park



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