

# Tollpark Road

Cumbernauld G67

Warehouse | 4,602 - 9,246 ft<sup>2</sup>



Roller shutter door



24/7 On-site security



Office accommodation

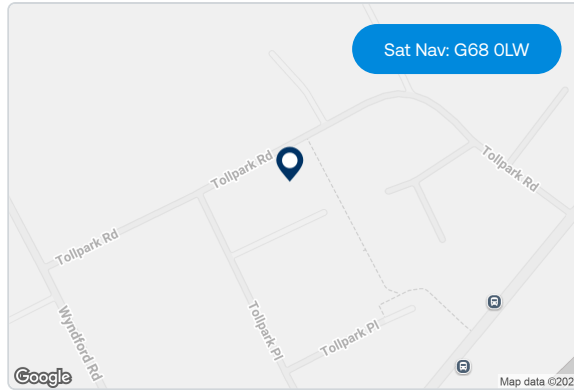
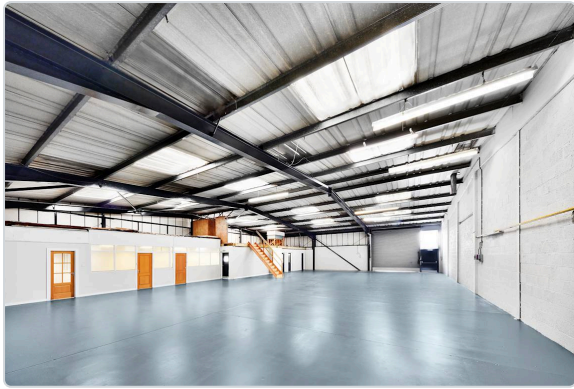


Yard area

Available to Let



LastMileFirst | [mileway.com](https://mileway.com)



## Description

9 Tollpark Road is a prominent end terrace unit in popular Wardpark Trade Park and offers an excellent trade counter opportunity. Benefitting from on-site security the property has roller shutter door entrance, office accommodation, WCs, kitchen/tea prep area and external yard.

## Location

Tollpark Road neighbouring occupiers include Screwfix, Toolstation, YESSS Electrical and Howdens. Wardpark Industrial Estate is strategically placed for access to the M80. Its close proximity to Junction 6 Castlecary provides direct access to Scotland's motorway network (M8/M9/M80).

## Further information

### EPC

Unit 9 : B

### Terms

Available on new full repairing and insuring leases.

### Legal costs

All parties will be responsible for their own legal costs incurred in the transaction.

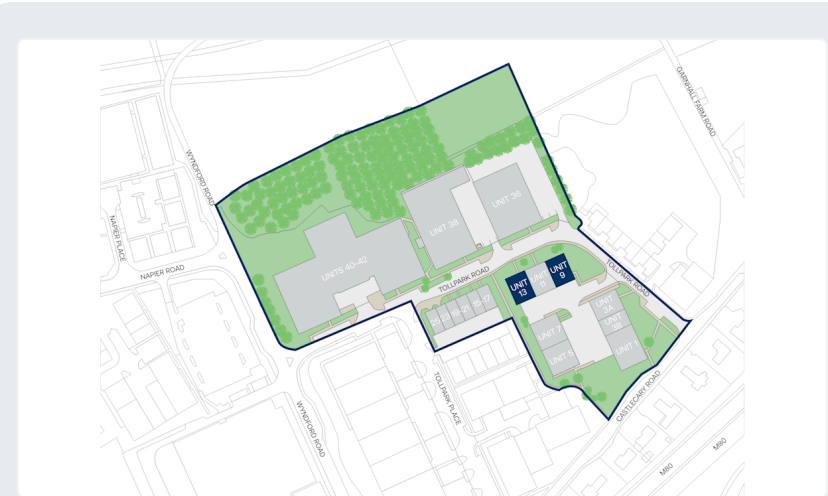
[Book a viewing](#)

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## Accommodation:

Unit	Property Type	Size (sq ft)	Availability
9 Tollpark Road	Warehouse	4,602	Under offer
13 Tollpark Road	Warehouse	4,644	Under offer
<b>Total</b>		<b>9,246</b>	

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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