

To Let



Industrial Site designated for Waste Management & Associated Employment Uses

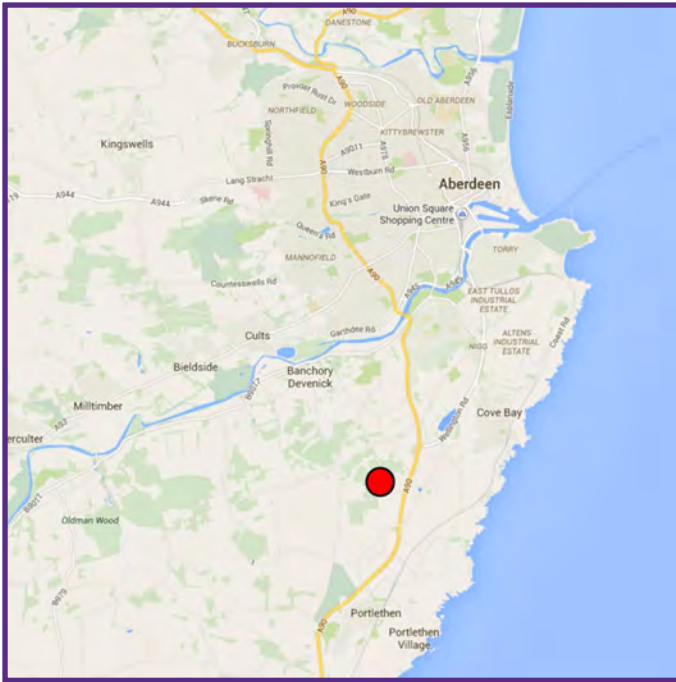
Bankhead
Duffhill Road
Portlethen
Aberdeen
AB12 4RX

5.2 hectares (12.85 acres) approx



FG Burnett

Call 01224 572661
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Location

The subjects are located in a strategic position adjacent to the main A90 Aberdeen to Dundee trunk road, two miles north of the commuter town of Portlethen and five miles south of Aberdeen City Centre.

Situated on the west side of the A90 it benefits from direct road access both north and south. Transport links will be further enhanced with the development of the AWPR, with slip road access immediately adjacent to the site.

The plan on the front page shows the current layout of the site in proximity to the proposed AWPR access road with the location above showing the proximity to Aberdeen. The plans have been provided for indicative purposes only.

Description

The site is approximately square in shape with immediate access off Duffshill Road. Main services will be available to the site and it will be enclosed by earth bunding approximately 3m in height.

The site will be scraped, serviced and ready for development.

Site Area

5.2 hectares (12.85 acres) or thereby.

Planning

The site is currently designated for Waste Management and Associated Employment Uses within the Aberdeenshire Local Development Plan 2012. A planning application has been submitted to obtain Planning Permission in Principle for the development of further waste facilities and associated employment uses.

Further information can be provided to interested parties on application.

Rent

On application.

Lease Terms

Consideration will be given to a long term lease on terms to be agreed. Any long term commitment will require to incorporate provision for rent review at regular intervals.

Entry

On the conclusion of legal formalities.

Viewing & Offers

Viewing is strictly by arrangement with the sole selling agent to whom all offers should be submitted in Scottish Legal form.

Contact

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Whilst every care has been taken in the preparation of these particulars and they are believed to be correct, they are not warranted and should not be taken to form part of any contract.

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