

# H1- OPEN STORAGE

Marathon House, Olympic Business Park, Kilmarnock, KA2 9AE



## Key Highlights

- Established business park
- Hard standing
- Available immediately
- 24hr on-site security
- Level site

## Summary

|                |                                                                                                            |
|----------------|------------------------------------------------------------------------------------------------------------|
| Available Size | 1.73 Acres                                                                                                 |
| Business Rates | Available upon request                                                                                     |
| Service Charge | Available upon request                                                                                     |
| Estate Charge  | N/A                                                                                                        |
| EPC Rating     | EPC exempt - Industrial sites, workshops and non-residential agricultural buildings with low energy demand |

## Description

The subject property comprises a 1.73 acre hard standing yard. The site is partially fenced and has a gated access, it also benefits from being square and level.

The wider estate benefits from 24hr on-site security, and features excellent amenities including and on-site cafe.

## Location

Olympic Business Park is located nearby the village of Dundonald, South Ayrshire, which lies approximately 6 miles west of Kilmarnock and 32 miles south west of Glasgow.

The park is well located, and links directly into the A71- Kilmarnock to Irvine Road, providing further access onto the M77 and the wider national motorway network.

## Terms

The site is available on a new Full Repairing and Insuring lease, subject to agreed commercial terms.

## Legal Costs

Each party will be responsible for their own legal costs.

## VAT

All figures are quoted exclusive of VAT.



## Viewing & Further Information



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