



Certificate Number 389

MACLEOD

MACLEOD CONSTRUCTION LIMITED

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DX599705 - Lochgilphead



Registered house builder



Scottish Building Federation

Kenneth MacLeod,
Director

Holder of the Queen's Award
for Enterprise Promotion
Murdo MacLeod,
Director

Mull of Kintyre Industrial Estate

Albyn Road

Campbeltown

Work Shop Units

Phase II



Phase II of a development of workshop units situated at Albyn Road, Campbeltown.

6 UNITS AVAILABLE

VERSATILE ACCOMMODATION AND FLEXIBLE LEASE TERMS

Central location



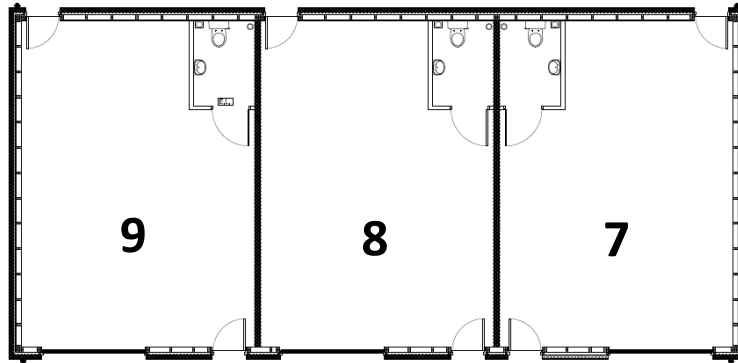
Highlands and Islands Enterprise
Iomairt na Gàidhealtachd's nan Eilean

Parking

Supported by Highlands and Islands Enterprise

Interested parties are encouraged to contact our sales staff for more information

Site Plan and Location



Floor Plan

Floor Area = 50 sq metres (540 sq ft) per unit



Location Plan



Accommodation Information

Accommodation

The new phase of the development, which was made possible with the support of Highlands and Islands Enterprise comprises of six individual units each of which extends to approximately 50 square metres (540sq ft) with dedicated vehicular parking and separate WC's. The premises have Planning Permission for uses falling within Class 4 (Business) of the Town & Country (Use Classes) (Scotland) (Order) 1997 subject to Landlord's approval of proposed use.

Rateable Value

The rateable value of the units will require to be assessed by the Assessors Department.

Rent

Individual units are available at an initial rental of £60 per week exclusive.

Lease Terms

MacLeod Construction Limited are seeking to grant Leases for a minimum period of 5 years with the tenant being responsible for making good any damage caused and returning the premises to the landlord at the end of the Lease in the same condition as at the beginning. MacLeod Construction Limited reserves the right to levy a nominal Estate Charge for maintenance of common areas.

MacLeod Construction Limited will insure the buildings and recover an equitable proportion of the Premium from the tenant. The tenant will be responsible for insuring contents, equipment, etcetera. The cost of electricity consumed, water and any other servicing charges will be the responsibility of the tenant.

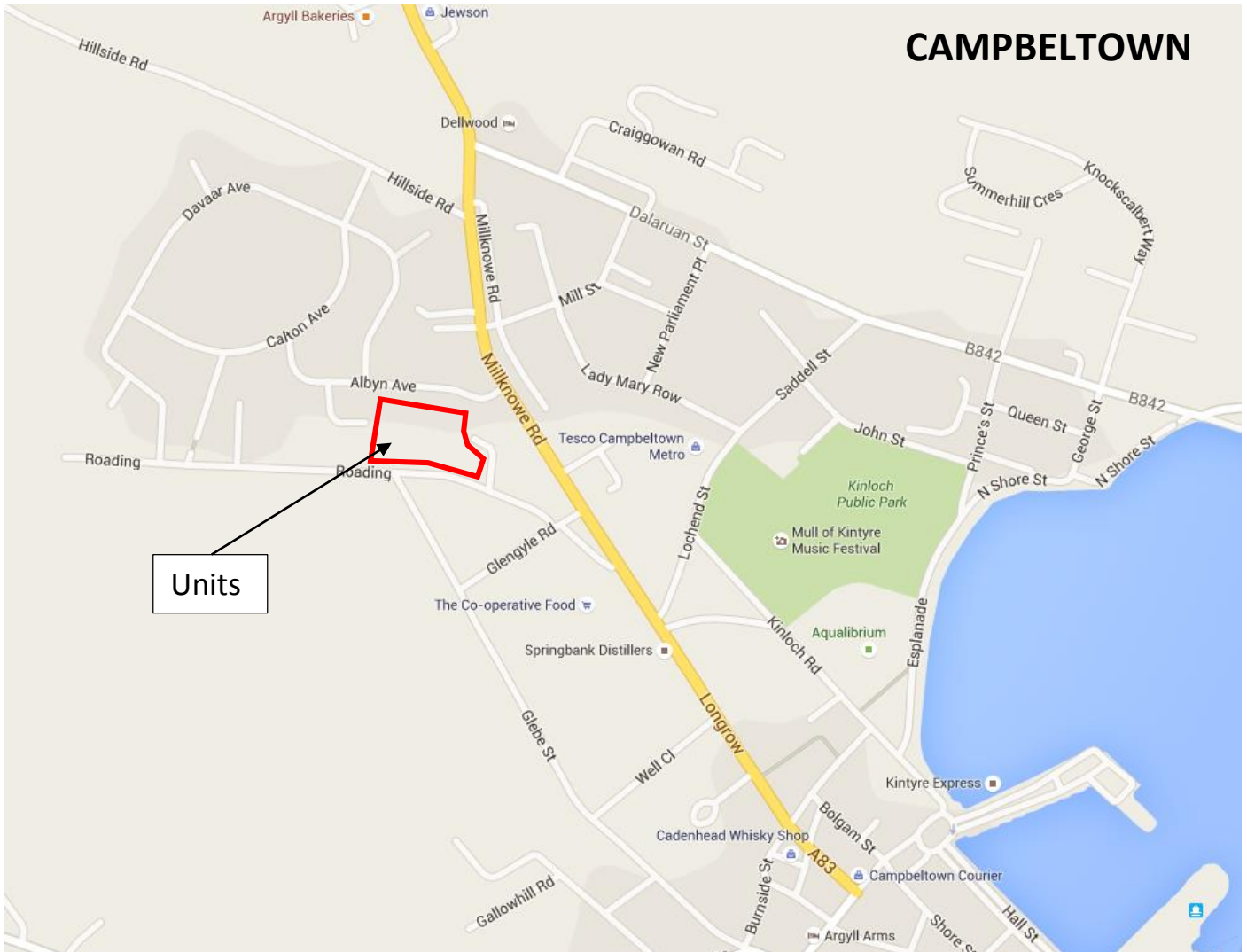
Legal Costs

Each party will be responsible for their own incurred within this transaction with the ingoing tenant liable for any SDLT which may be payable.

VAT

Figures quoted are exclusive of VAT.

Location Map



Whilst these particulars are prepared with all due care for the convenience of intending purchasers, the information is intended as a preliminary guide only. The right is expressly reserved by the Company to amend or vary same and nothing herein shall constitute or form of any contract.