

# TO LEASE

Office Suites/Warehousing

## Glasgow Prestwick Airport, Prestwick, KA9 2PL



- Instantly recognisable commercial location
- Ease of access to major traffic routes
- Office suites from 15.24 sq. m. (164 sq. ft.)

### VIEWING & FURTHER INFORMATION:

[AyrCommercial@shepherd.co.uk](mailto:AyrCommercial@shepherd.co.uk)

T: 01292 267987

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[www.shepherd.co.uk](http://www.shepherd.co.uk)

### LOCATION

Glasgow Prestwick International Airport is situated one mile north-east of Prestwick town centre in a prominent location adjacent the A79 Ayr – Troon trunk road. Prestwick is the second largest town within South Ayrshire, having a resident population of around 15,000.

The town is located to the north of Ayr, the principal town in South Ayrshire and benefits from excellent communication links, lying adjacent to the A77/M77, which provides direct access to Glasgow.

### ACCOMMODATION

A range of offices, warehousing and hangar space is available within the Airport complex, further information on available space is detailed overleaf.

### VALUE ADDED TAX

All prices, rents and premiums, where quoted, are exclusive of VAT.

Prospective purchasers/lessees are advised to satisfy themselves independently as to the incidence of Value Added Tax in respect of this transaction.

### ANTI MONEY LAUNDERING REGULATIONS

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 came into force on the 26<sup>th</sup> June 2017. This now requires us to conduct due diligence not only on our client but also and any purchasers or occupiers. Once an offer has been accepted, the prospective purchaser(s)/occupier(s) will need to provide, as a minimum, proof of identity and residence and proof of funds for the purchase, before the transaction can proceed.

### VIEWING

For further information or viewing arrangements please contact Kevin Bell or Arlene Wallace:

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### **BUILDING 370 - AVIATION HOUSE**

<b>ROOM/ UNIT NO.</b>	<b>FLOOR</b>	<b>TYPE</b>	<b>AREA (SQ FT)</b>	<b>RATEABLE VALUE</b>	<b>RENTAL (PA)</b>	<b>COMMENTS</b>
Room 1008	Mezzanine (Terminal)	Office	595	£3,300	£8,925	Office with internal office and walk-in storage cupboard
Room 1003	Mezzanine (Terminal)	Office	277	£1,600	£3,601	Office with internal office

*The above accommodation is located within the terminal building overlooking the main concourse, thereby giving excellent visibility and access to visitors and members of the general public. All terminal facilities are immediately available.*

### **BUILDING 388 - LIBERATOR HOUSE**

<b>ROOM/ UNIT NO.</b>	<b>FLOOR</b>	<b>TYPE</b>	<b>AREA (SQ FT)</b>	<b>RATEABLE VALUE</b>	<b>RENTAL (PA)</b>	<b>COMMENTS</b>
Room 218-220	2 <sup>nd</sup> Floor	Office	317	£2,200	£4,755	Under Offer
Room 217	2 <sup>nd</sup> Floor	Office	309	£2,200	£4,635	Available Now
Room 206	2 <sup>nd</sup> Floor	Office	164	£1,100	£2,460	Available Now

*Liberator House is a multi-occupied, two-storey office building located directly adjacent to Aviation House. The building is occupied by a variety of tenants which include Special Branch, EDF Energy, and numerous diverse businesses. Toilet accommodation is provided on all floors together with a communal kitchen. 24 hour access is available via the security swipe card entry system to the front and rear of the building*

## **BUILDING 372, ALPHA FREIGHT AREA**

<b>ROOM/ UNIT NO.</b>	<b>FLOOR</b>	<b>TYPE</b>	<b>AREA (SQ FT)</b>	<b>RATEABLE VALUE</b>	<b>RENTAL (PA)</b>	<b>COMMENTS</b>
Unit 19a	Ground	Warehousing	1970	£6,200	£7,880	Available Now
Unit 1	Ground	Warehousing	1873	£5,400	£7,400	Available Now
Bld 372	1 <sup>st</sup> Floor	Offices	1726	£7,800	£16,896 S/c £2,816	Available Now – Self-Contained large office suite

*Alpha Freight Area comprises a terrace of industrial units set within a large, secure site which benefits from a CCTV system and security operated barrier. Shared yard and car parking are provided to the front of the warehouses.*

## **BUILDING 371, WHITLEY HOUSE**

<b>ROOM/ UNIT NO.</b>	<b>FLOOR</b>	<b>TYPE</b>	<b>AREA (SQ FT)</b>	<b>RATEABLE VALUE</b>	<b>RENTAL (PA)</b>	<b>COMMENTS</b>
10-15	Ground	Offices	1,099	£6,600	£14,800	Self-contained office accommodation

*Whitley House lies adjacent to the main terminal building. The subjects comprise self-contained ground floor office accommodation contained within a detached single storey purpose built office building. A secure entry system is available along with secure onsite parking for tenants and visitors.*