

Burger King, Hillington Retail Park, Hillington Road Glasgow G52 4BL

lot 51

Heritable Drive Thru Restaurant Investment

- Prominent roundabout location at one of the main entrances to the trade park
- Let to Burger King Limited
- Located close to Junction 26 of the M8 Motorway
- Approximately 230.21 sq m (2,478 sq ft) on substantial site
- Six Week Completion

Rent
£66,000
per annum
exclusive



On the
Instructions of
Administrators



Location

Miles: 6 miles west of Glasgow city centre
50 miles west of Edinburgh
Roads: M8
Rail: Hillington West station (local)
Glasgow Queen Street Station (mainline)
Air: Glasgow International Airport (3.5 miles west)

Situation

Hillington is a well established trade and industrial location to the west of Glasgow city centre. The property is located on the A736 Hillington Road benefiting from its proximity to both the city centre and Glasgow airport due to its links with the M8 at junction 26. Hillington Park, 1/4 mile west of the property, is Scotland's largest industrial estate and business park and is recognised as a highly acclaimed location for manufacturing, industrial, technology and distribution based business in Scotland and the UK. Local occupiers adjacent to the subject property include Makro, Russell Self Storage, Direct Flooring and Topps Tiles. In addition there is a Shell Petrol Filling Station immediately adjacent, and a Harvester public house opposite the property.

Description

The property is a detached, purpose built, single storey, fast food restaurant. The property benefits from a drive thru area to the side of the property and on site parking for approximately 39 cars. The site extends to some 0.287 hectares (0.74 acres).

Tenure

Heritable (Scottish Equivalent of English Freehold).

VAT

VAT is applicable.

Note

This property is being marketed for sale on behalf of CP Holder, KJ Coates and AC O'Keefe as Administrators and therefore no warranties or guarantees in any respect, including VAT, can be given. The information in these particulars has been provided by the Administrators to the best of their knowledge but the purchaser must rely solely upon their own enquiries. The Administrators are not bound to accept the highest or any offer and are acting in respect of this sale without personal liability.

Tenancy and accommodation

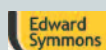
Floor	Use	Floor Areas (Approx)	Tenant	Term	Rent p.a.x.	Reversion
Ground	Restaurant	230.21 sq m (2,478 sq ft)	BURGER KING LIMITED (1)	25 years from 13/09/1993 on a full repairing and insuring lease	£66,000	(12/09/2018)
Totals		230.21 sq m (2,478 sq ft)			£66,000	

(1) Founded in 1954, Burger King is the second largest fast food hamburger chain in the world with 12,600 restaurants in 83 countries. (Source: www.burgerking.co.uk 17/09/2013)

For further details please contact:

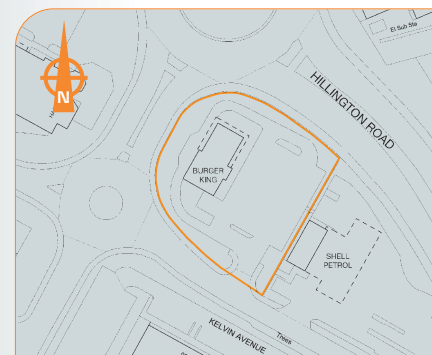
Gwen Thomas
Tel: +44 (0)20 7034 4857.
Email: gwen.thomas@acuitus.co.uk
Mhairi Jarvis
Tel: +44 (0)131 554 1705.
Email: mhairi.jarvis@acuitus.co.uk
www.acuitus.co.uk

Associate Auctioneers:



Solicitors:

DLA Piper
Princes Exchange, Princes Square, Leeds LS1 4BY.
Tel: +44 (0)131 345 5198.
Email: edwin.truesdale@dlapiper.com
Ref: Edwin Truesdale.



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