



NORTHERN TRUST
INVESTMENT | DEVELOPMENT | REGENERATION

TO LET

ACORN TRADE PARK



INDUSTRIAL / TRADE COUNTER UNITS
FROM 620 - 13,650 SQ FT (142 - 1,268 SQ M)
ARRAN ROAD, NORTH MURTON INDUSTRIAL ESTATE, PERTH, PH1 3DZ



ACORN TRADE PARK

INDUSTRIAL / TRADE COUNTER UNITS



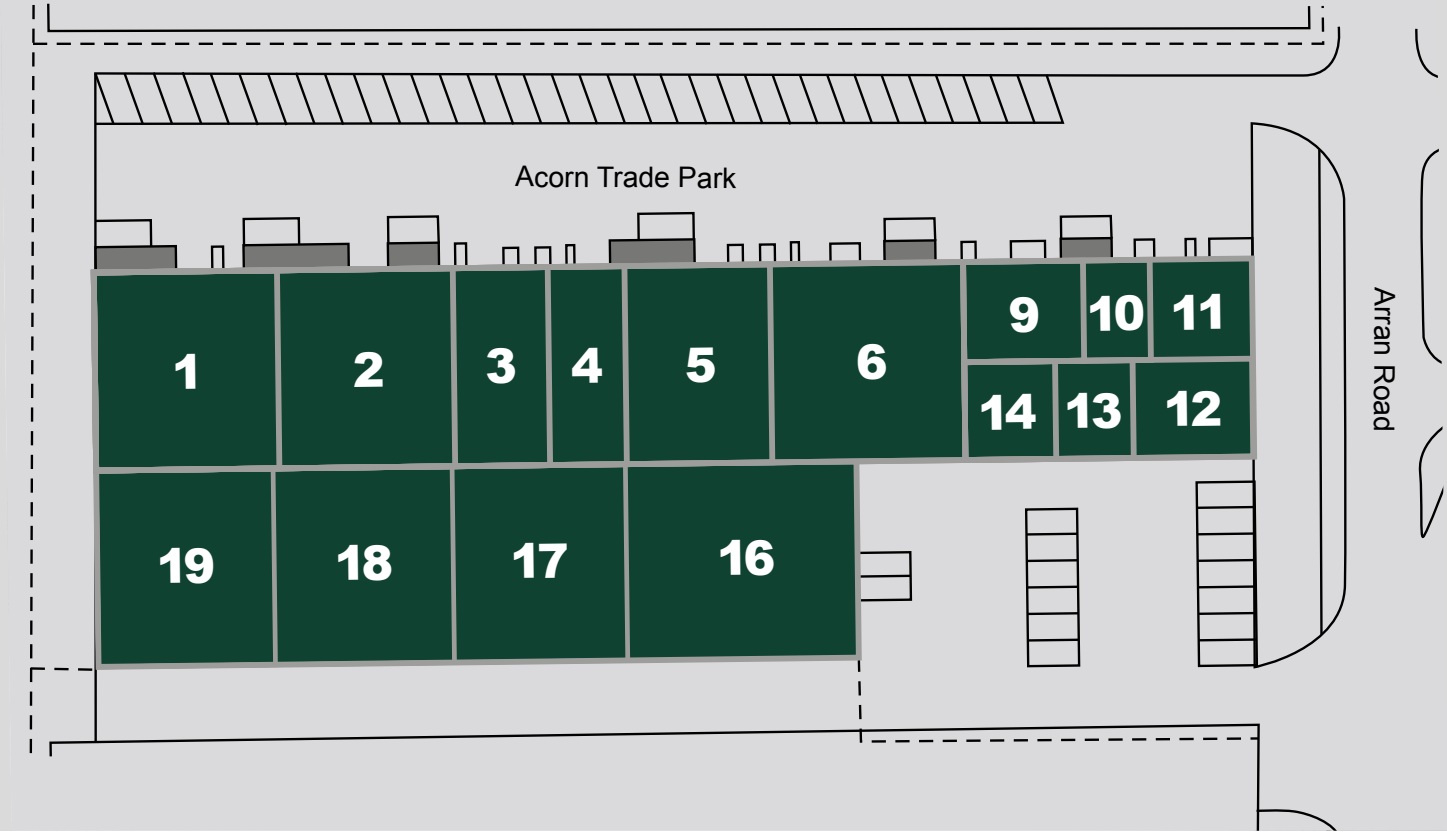
DESCRIPTION

Acorn Trade Park provides a range of modern industrial / trade counter style units, totalling 34,390 sq ft.

The estate is arranged over two terraced back to back blocks and is sub-divided into 13 individual units ranging in size from 620 to 13,650 sq ft. A number of the units have benefited from a full internal refurbishment.

Externally, the units have also benefited from a refurbishment / redecoration program and enjoy good parking provisions and substantial circulation space.





ACCOMMODATION

Unit No	1	2	3	4	5	6
Size Sq Ft	3,090	3,060	1,600	1,526	2,675	3,623
Sq M	287	284	149	142	249	337

Unit No	9	10	11	12	13	14
Size Sq Ft	1,076	620	860	1,060	750	800
Sq M	100	58	80	98	70	74

Unit No	16	-	19
Size Sq Ft	13,650		
Sq M	1,268		

SPECIFICATION

Acorn Trade Park has recently been refurbished to a high specification and includes:

- 3m x 3m loading doors
- 3 phase electricity supply
- On site car parking and circulation space

TERMS / RENT / OTHER CHARGES

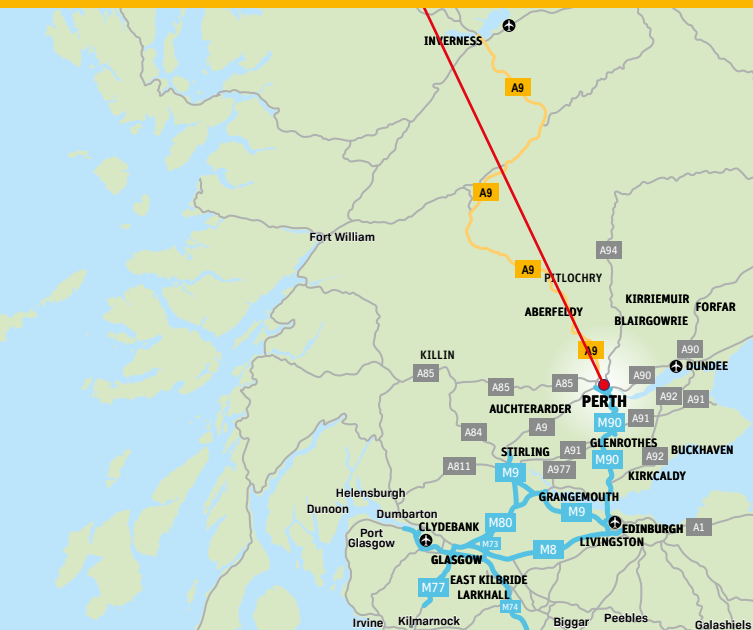
The units are available on flexible lease terms at competitive rents. Details of the rents and other charges are available on request from the letting agents. All figures quoted are exclusive of, and will be subject to, VAT at the prevailing rate.

EPC

Copies of the EPC Certificates are available upon request.



ACORN TRADE PARK



LOCATION

Acorn Trade Park is situated within the North Muirton Industrial Estate off Arran Road. The industrial estate is accessible via Dunkeld Road which provides direct access to the A9 trunk road at the Inveralmond Roundabout. The estate is situated approximately 2 miles north of Perth City Centre. Occupiers currently include: Howdens Joinery with other nearby occupiers including: Jewson, Edmunson Electrical, Dingbro, Dulux and Enterprise Car rental.

The City of Perth lies approximately 45 miles to the north of Edinburgh, 59 miles north east of Glasgow and 22 miles to the west of Dundee. Perth is strategically placed between Scotland's four major cities and offers excellent road communications via the M90 south and the A9 to the north and west towards Glasgow.

TRAVEL DISTANCES

All times and distances measured by car.

	miles	time
Dundee	28 miles	42 mins
Edinburgh	48 miles	1 hr 20 mins
Glasgow	60 miles	1 hr 7 mins
Aberdeen	92 miles	1 hr 50 mins
Inverness	112 miles	2 hr 21 mins
Newcastle	174 miles	3 hr 29 mins
Manchester	261 miles	4 hr 18 mins

VIEWING & FURTHER INFORMATION

For further information or to arrange a viewing please contact one of the joint letting agents.

WHITTLE JONES

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