



Tenancy and accommodation

Floor	Use	Floor Areas (Approx)	Tenant	Term	Rent p.a.x.	Reversion
Ground	Retail	76.46 sq m (823 sq ft)	THOMAS COOK TRAVEL LIMITED (1) (2)	13 years from 27/10/2006	£29,000	26/10/2019
Total		76.46 sq m (823 sq ft)			£29,000	

(1) For the year ending 30th September 2016, Thomas Cook Travel Limited reported a turnover of £8,000,000, pre-tax profits of £7,999,000 and a total net worth of £50,547,000 (Experian Group 28/02/2017). Thomas Cook Travel Limited is a subsidiary of Thomas Cook Group Plc. Thomas Cook Group Plc is one of the world's leading leisure travel groups, with sales of over £8.5 billion and more than 22 million customers. The group is supported by approximately 22,000 employees and operates from 15 countries (www.thomascookgroup.com 28/02/2017).

(2) The tenant is currently not in occupation.

Key Details

- Let to Thomas Cook Travel Limited (2)
- Located on a Pedestrianised Pitch
- Located within close proximity of the New Cross Shopping Centre and The Regent Shopping Centre
- Nearby occupiers include Santander, Subway, Greggs and Specsavers

On Behalf of a Major Fund Manager

Location

Miles: 10 miles south-east of Glasgow
33 miles south-west of Edinburgh
Roads: M74, M8, A72, A723
Rail: Hamilton Central Railway Station,
Hamilton West Railway Station
Air: Glasgow International Airport, Edinburgh Airport

Situation

Hamilton is the county town of Lanarkshire and has strong communications via the M74. The property is situated in the town centre, within walking distance to both the Regent Shopping Centre and New Cross Shopping Centre on the pedestrianised Quarry Street. The shopping centres house occupiers including Primark, Boots the Chemist, WH Smith, Argos and Wilko. Other nearby occupiers include Santander, Subway, Greggs and Specsavers.

Description

The property comprises a ground floor retail unit which forms part of a larger building.

Tenure

Heritable (Scottish equivalent to English Freehold).

VAT

VAT is not applicable to this lot.

Six Week Completion



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