

**Kirkintilloch Campus Phase 2** on the south bank of the Forth and Clyde Canal provides a unique opportunity for compatible businesses and organisations to locate in a new facility that is physically attached to the existing East Dunbartonshire Campus for Further and Higher Education (Phase 1) owned by Cumbernauld College.

Finished to a high standard, the new development has been built by East Dunbartonshire Development Company and is due for completion by the end of December 2008. Extending over 3 floors accessible by lift and stairs the building has lettable space totalling 640m<sup>2</sup>.

#### **Basement**

With two large bay windows giving views to the Canal and Townhead, this area totalling 291 sq m may be used as open space or sub-divided (subject to Building Control Approval).

Outside the basement room, there are male, female and accessible toilet and shower facilities.

#### **Ground Floor**

Midway between the existing and new building on the ground floor is a communal reception area. Also on the ground floor is a café with seating overlooking the Canal.

The lettable space on this floor comprises two rooms. The first, totalling 98 sq m features a curved window opposite the main entrance. This room would be suitable for sub-dividing to incorporate a smaller internal office (subject to Building Control Approval). The second room, at the east end of the building, totals 55 sq m and incorporates sliding cupboards which house shelving and a sink.

#### **First Floor**

This floor has 3 rooms accessed by lift or stairs and features a balcony overlooking the ground floor. The first room extends to 81 sq m and has a curved floor to ceiling window overlooking the main entrance. The second room totals 57 sq m and the third 55 sq m. All rooms on this floor incorporate sliding cupboards on one wall.

All rooms are wired to CAT 6 standard.

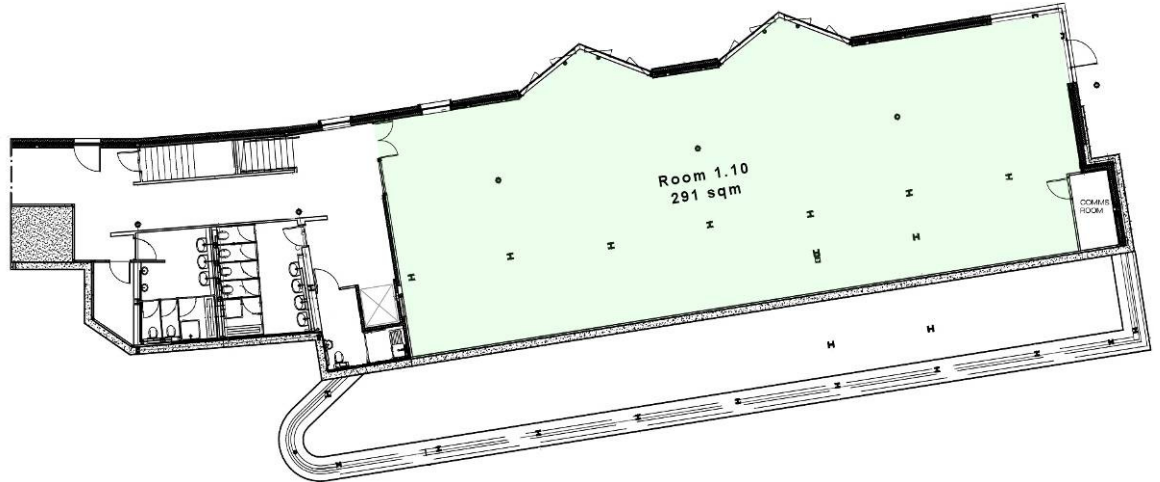
# KIRKINTILLOCH CAMPUS PHASE 2

## Room Schedule

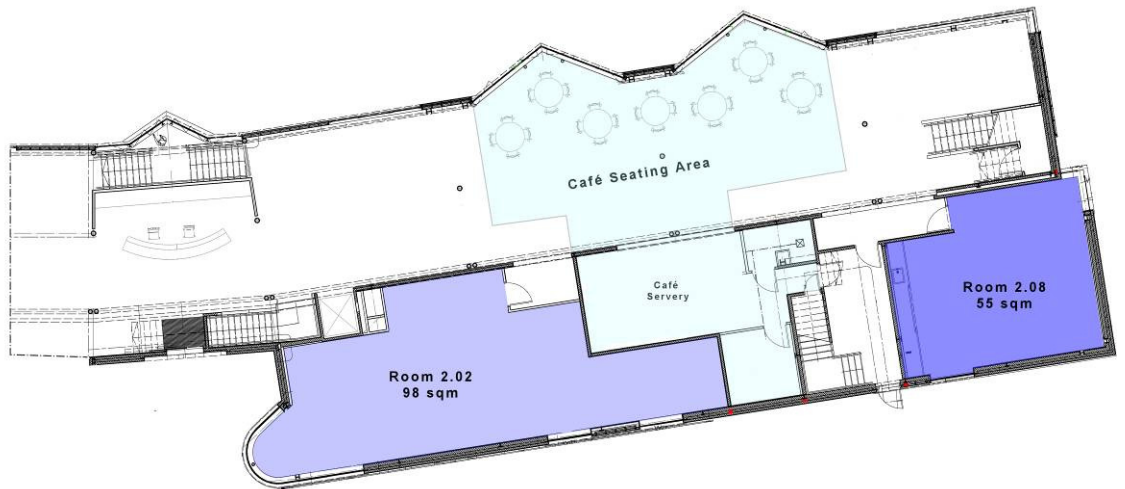
Available January 2009

FLOOR	ROOM	AREA (SQ M)
Basement	Room 1.10	291
Ground	Room 2.02	98
	Room 2.08	55
First	Room 3.02	81
	Room 3.03	57
	Room 3.06	55

### BASEMENT



### GROUND FLOOR



### FIRST FLOOR

