

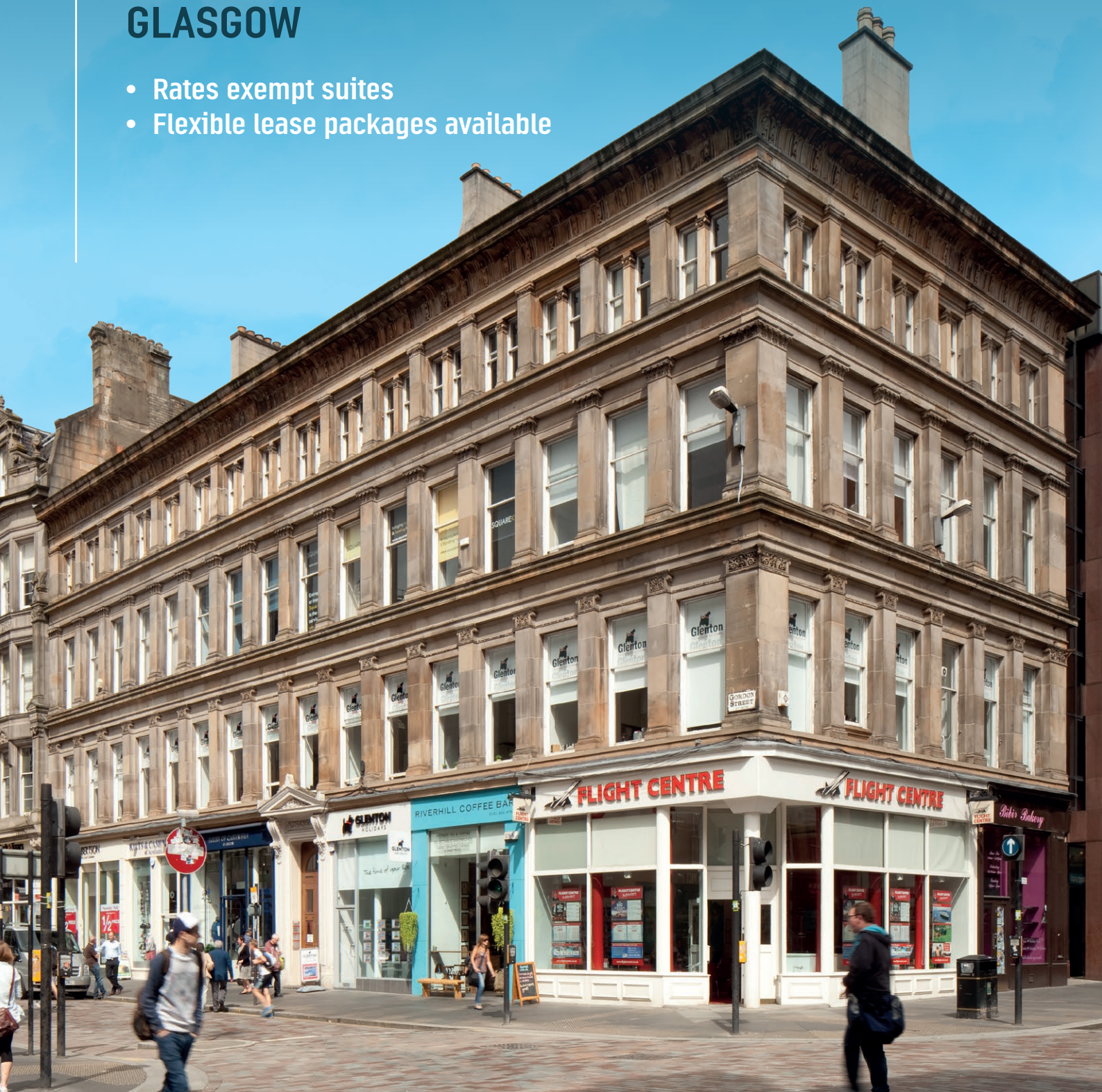
Offices To Let

Attractive City Centre Office Suites
250 sq ft – 750 sq ft (23 sq m – 70 sq m)

30 GORDON STREET GLASGOW

- Rates exempt suites
- Flexible lease packages available

EASY IN. EASY
OUT LEASES

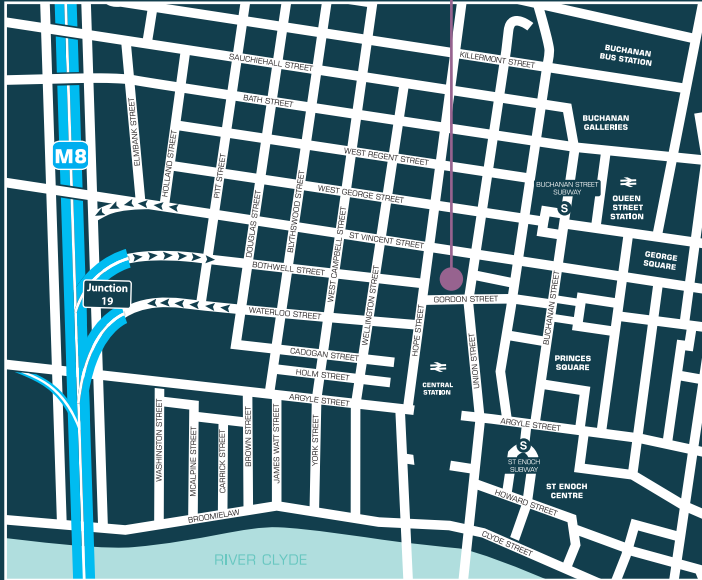


30 GORDON STREET GLASGOW

The property occupies a prime city centre location in the heart of Glasgow's Central Business District.

The building is within walking distance of both Glasgow Central and Glasgow Queen Street Railway Stations in addition to Glasgow Underground Network.

The property is situated within the immediate vicinity of Buchanan Street, Glasgow's premier retail destination providing an extensive array of amenities offered to occupiers within the building.



Description

The subjects are located on the corner of Gordon Street and West Nile Street and provide three floors of attractive refurbished office suites. The suites benefit from the following specification:

- Fully carpeted
- Suspended ceiling
- Perimeter central heating
- Kitchen facilities
- Male and female toilets
- Shower facilities
- Nearby car parking available

Availability

The building provides a variety of suites from 250 to 750 sq ft. Please see the current Availability Schedule.

Rentals and Lease Terms

The available accommodation is offered on the basis of flexible easy in, easy out lease terms payable monthly in advance.

Rateable Value

The Rateable Values for the individual suites fall under the £10,000 threshold for 100% rates exemption for qualifying occupiers under the Small Business Bonus Scheme (correct at time of printing).

VAT

Unless otherwise stated, all prices, premiums and rents are quoted exclusive of VAT. The intending lessee must satisfy themselves independently as to the incidence of VAT in respect of any transaction.

Legal Costs

Each party will be responsible for their own legal costs together with any Land and Buildings Transaction Tax, Recording Dues and VAT which may be incurred.

EPC

The EPC for each suite is shown on the availability schedule.

Viewing/Further Information

For further information or to arrange a viewing, please contact the joint agents:

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