

TO LET

GROUND FLOOR

NORTH OFFICE SUITE

Ryden



GROUND FLOOR OFFICE SUITE,
5 SEAWARD PLACE, CENTURION
BUSINESS PARK,
GLASGOW G41 1HH

GET IN TOUCH

CONTACT Tim Jacobsen / Holly Boyd

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Viewing is strictly by arrangement with the sole letting agent

7,429

SQUARE FEET

26

CAR PARKING
SPACES

GLASGOW

ONYX, 215 Bothwell St

G2 7EZ

0141 204 3838



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LOCATION

Centurion Business Park is situated adjacent to Junction 21 of the M8 motorway, around 1 mile to the south of Glasgow City Centre.

Public transport links are exceptional, with the Park being located adjacent to Shields Road Underground Station, only a few minutes train ride from Glasgow City Centre. Pollokshields East Railway Station is around 3/4 of a mile away and the location is also well served by bus routes offering regular connections to the City Centre and beyond.

Glasgow City Centre is within a 2 minute drive and 20 minutes walk.

DESCRIPTION

- Suspended ceiling system with recessed lighting
- Full raised access flooring
- Carpet tile floor covering
- Comfort cooling
- Male, female and disabled WC facilities
- Existing private and meeting rooms
- Fully wired for IT and power
- Access to break-out facilities

ACCOMMODATION

The available accommodation is the ground floor north suite providing a net internal floor area of circa 7,429 sq ft.

26 dedicated car spaces are allocated to the suite.

RENT / LEASE TERMS

The suite is available by way of a new Full Repairing and Insuring lease at a rental of £12.00 per sq ft, inclusive of car parking.

RATEABLE VALUE

We are advised that the subjects are currently entered in the Valuation Roll with a Rateable Value of £68,500.

ENERGY PERFORMANCE CERTIFICATE (EPC)

The EPC for the suite is to be confirmed.

LEGAL COSTS

Each party will be responsible for their own legal costs incurred with any ingoing tenant being responsible for any Land and Buildings Transaction Tax, Recording Dues and VAT as applied.

VIEWING/FURTHER INFORMATION

By contacting the letting agents

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