

5 Seaward Place, Centurion Business Park, Glasgow, G41 1HH

TO LET



DESCRIPTION

- Suspended ceiling system with recessed lighting
- Full raised access flooring
- Carpet tile floor covering
- Comfort cooling
- Male, Female and disable 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 suite providing a net internal floor area of circa 7,429 sq ft.

Office	Size
Ground Floor (North Suite)	7,429 sqft (690 sqm)
Total	7,429 sqft (690 sqm)

26 dedicated car spaces are allocated to the suite.

LOCATION

Centurion Business Park is situated adjacent to Junction 21 of the M8 motorway, around 1 mile to the south of Glasgow City Centre which is within a 2 minute drive.

Public transport links are exceptional, with the park being located adjacent to Shields Road Underground Station, only a few minutes subway 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 into the City Centre and beyond.

Glasgow City Centre is within a 2 minute drive, a 20 minute walk and 7 minutes cycle.



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RATEABLE VALUE

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

EPC

The EPC for the suite is B.

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.

VAT

All prices, rents and building charges will be subject to VAT at the prevailing rate.

LEGAL COSTS

Each party will be responsible for its own legal costs incurred as part of any transaction.

VIEWINGS

For further information or to arrange a viewing please contact the sole letting agents:

CONTACT

For further information please contact:



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