

TO LET

2 BRITANNIA WAY

CLYDE SHOPPING CENTRE, GLASGOW
KILBOWIE ROAD, CLYDEBANK G81 2UA

GROUND FLOOR
826 SQ FT / 76.7 SQ M

Clyde



Clydebank Shopping Centre is a retail and leisure destination in West Dunbartonshire. Located approximately 15 minutes drive north east from Glasgow City Centre, Clydebank is also served by 2 train stations - Clydebank and Singer. The centre benefits from 2,500 free car parking spaces. Clydebank has a catchment population of 645,500 people within a 30 minute drive time and a footfall of approx 9.3 million people.

The Centre comprises approximately 775,000 sq ft (73,000sqm) with anchor tenants including **Primark, Wilkos, Home Bargains** and **Empire Cinema** situated next to **Asda**. Other retailers include **New Look, JD, Quiz, Costa, TJ Hughes, Deichmann, Argos** and **Boots**.

Accommodation

The unit is arranged over ground floor only and provides the following approx area:

Ground: 826 sq ft / 76.7 sq m

These areas are indicative only and any party should carry out their own measurement survey to verify these areas.

Contact

For all viewing arrangements and other information please contact:



Isla Monteith
isla.monteith@savills.com
07711 594 013

Charlie hall
Charlie.hall@savills.com
07807 999 693



Subject Premises

The subjects are situated on Britannia Way and sits immediately adjacent to The Entertainer and in close proximity to Argos, McDonalds and Savers.

Terms

The subjects are available on a new Full Repairing and Insuring lease.

Rent

Further details available on request.

Rates

The Rateable Value from April 2017 is as follows:

Rateable Value:	£24,000
Rate Poundage (2022/23):	£0.498
Rates Payable:	£11,952 pa

Any further enquiries should be made direct to the Local Assessors Department.

Service Charge / Sinking Fund

The estimated service charge for the unit is £2,592 per annum for 2022/23 and sinking fund is estimated at £227 per annum.

EPC

Full certificate available on request.

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