

TO LET OFFICE SUITE

19 MARINE CRESCENT
STUDIO 4
GLASGOW

LOCATION

The subjects form part of a modern two storey purpose built office/studio development within the former "Glasgow Garden Festival" site located off Paisley Road West close to Paisley Road Toll.

Car parking is available within the development.

DESCRIPTION

The premises comprise north facing open plan office accommodation.

Communal kitchen and toilet facilities are located off the common access corridor.

AREA

From measurements taken on site we estimate the premises have a net lettable area of approximately 540 sq ft or thereby.

RATEABLE VALUE

The subjects are entered in the current Valuation Roll as:-

RV/NAV £4,450



RENT

Offers in the region of £7,500 per annum exclusive are invited for the benefit of our Clients leasehold interest in the premises.

VIEWING/FURTHER INFORMATION

Strictly by appointment through Freeman Macleod on 0141-353-3502.

info@freemanmacleod.com

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IMPORTANT NOTICE

Freeman Macleod for themselves and for the vendors or lessors of this property, whose agents they are, give notice that:

(1) While all particulars have been carefully prepared their accuracy is not warranted. Details may change after these particulars have been prepared due to circumstances outwith our control.

(2) All descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intended purchasers or tenants shall not rely on them as statement or representation of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

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(4) All prices, premiums and rents quoted are exclusive of VAT.

(5) These particulars are provided for record purposes only and are not intended to create, nor to be relied upon as creating, any contractual relationship or commitment. Any contract shall only be entered into by way of exchange of correspondence with our Clients' solicitors.

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