

145  
ST VINCENT  
STREET



## LOCATION

145 St Vincent Street is located in the heart of Glasgow's Central Business District.

Situated on the corner of St Vincent Street and Wellington Street, the building is located within minutes of all forms of public transport including Glasgow Central and Queen Street Railway Stations, core bus networks and Buchanan Street Subway Station.

The building also allows for excellent access to the M8 motorway.

145 St Vincent Street has a host of retail and leisure amenities on its doorstep and a stellar mix of nearby office occupiers including Skyscanner, RBS and Irwin Mitchell.

All this reinforces the reputation of St Vincent Street as Glasgow's premier office address.



# To Let High Quality City Centre Office with Parking

3,820 SQ FT

- Prime business address
- Excellent connectivity and surrounding staff amenities
- High quality working environment





## SPECIFICATION

- VRV heating and cooling system
- Full raised access flooring
- Dedicated comms rooms with air conditioning
- Suspended efficient LED lighting
- Attractive plaster ceilings
- Dedicated male, female and disabled toilets
- Full disabled person access
- Secure onsite storage rooms
- Dedicated shower facilities
- Internal bike racks
- Secured garaged car parking
- EPC rating – C

## ACCOMMODATION

FLOOR	SQ FT	SQ M
Ground	3,820	354.89
One car parking space		

## INDICATIVE SPACE PLANNING



Density 1 : 10 (39 Work stations)



Density 1 : 8 (45 Work stations)

## HIGH QUALITY FINISHES THROUGHOUT







## FURTHER INFORMATION



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