

To Let

201, West George Street, Glasgow, G2 2LW

1,143 to 2,900 sq ft

- Recently Refurbished
- Impressive Image
- Prime CBD Location
- Standout Feature Building



Location

This location provides excellent connectivity with Glasgow Central & Queen Street train stations only a few minutes away by foot. Furthermore, 201 West George Street benefits from the Subway network with Buchanan Street station nearby. Buses are frequent and link the building with commuters from the Greater Glasgow conurbation. Finally, Junctions 18 & 19 of the M8 motorway are only minutes away by car.

Specification

The available suites are nearly finished their extensive refurbishment. Future Tenants will the benefit from an impressive office image achieved from the high quality of finish.

Specification highlights include:

- 24 hour access
- Passenger lift
- LED lighting
- Kitchenette
- Male, Female WCs
- Cabling
- Perimeter trunking and underfloor boxes
- Suspended ceilings
- Shower amenity
- Secure basement car parking

Viewings

To be arranged via JLL

Accommodation

Description	Size	Rent
Part 1st Floor	1,143 sq ft	£22.50 per sq ft
Lower Ground	2,900 sq ft	£16 per sq ft

EPC

Available upon request.

Rent

Available on Request

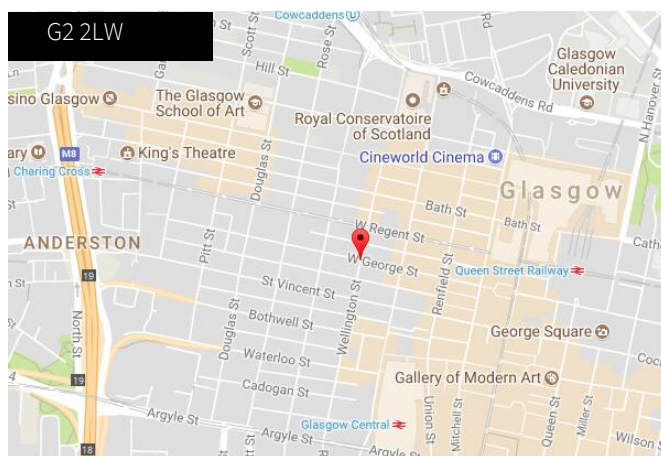
Business Rates

Rates Payable (2017/2018): £5.50 per sq ft

The rateable value for the part fourth floor is subject to revaluation. It is assumed to be eligible for 100% rates relief under the small business bonus scheme 2017-2018

Service Charge

£6.24 per sq ft



Contacts

Claire Watson

+44 (0)141 567 6607

Claire.watson@eu.jll.com

Nick Hurn

+44 (0)141 567 6627

nicholas.hurn@eu.jll.com

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