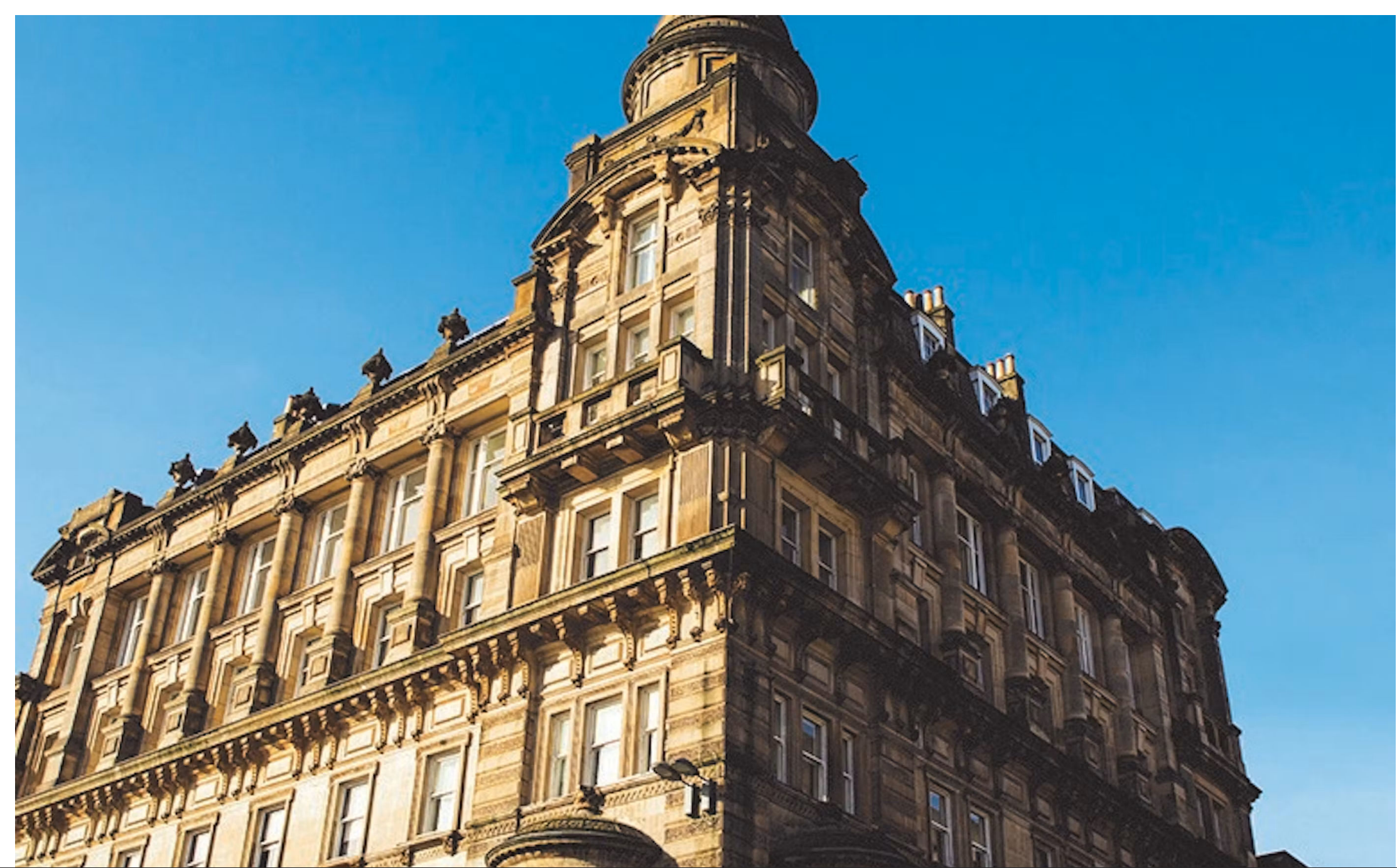
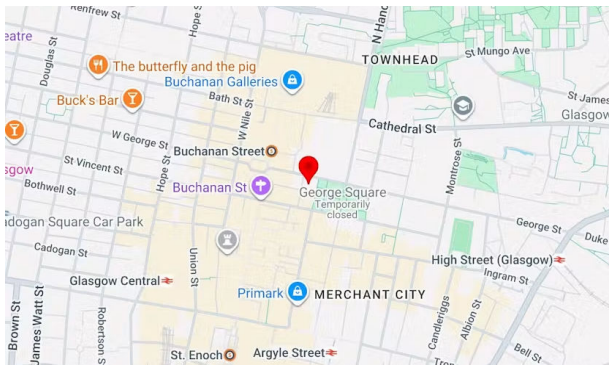






5/3 Merchant House, 30 George Square, Glasgow, G2 1EG

Description

Merchants House is a striking Grade A listed building arranged over ground and five upper floors offering modern accommodation within traditional surroundings.

The subjects are accessed from the entrance at 30 George Square with a secondary point of access to the suite also from 7 West George Street. A passenger lift provides access to all floors in the building. Overlooking George Square the office is currently arranged as cellular offices around the perimeter although the space is very flexible and can easily adapt to an open plan layout. There are male and female toilets and a kitchen accessed within the office suite.

There is a raised access floor with a carpet finish, the partitions are part glass and there is a suspended ceiling with integrated modern light fittings. Heating is from a gas fired central heating system.

The premises are capable of sub division which would create offices of approximately 805 sq ft (74.79 sq m) and 1,680 sq ft (156.08 sq m).

Location

Merchants House is located on George Square, arguably Glasgow's most prestigious business address. The building occupies a prominent corner position at the junction of George Square and West George Street.

The location benefits from an abundance of retail and leisure amenities close by on Buchanan Street and the surrounding area. George Square has recently benefited from the opening of a number of high profile restaurants adding to the locations impressive leisure offering.

Surrounding occupiers include Rainbow Room International, Glasgow Chamber of Commerce, TC Young Solicitors, Jamie's Italian, Browns Restaurant & Brassiere, Arvato, Anchorline and the Millennium Hotel.

The redeveloped Glasgow Queen Street Station lies immediately adjacent, providing frequent services to Edinburgh (8-10 per hour) and north to Dundee, Aberdeen and Inverness. Glasgow Central Station is a short walk as is Buchanan Street Subway Station.

Summary

- Rent: £32,500 per annum
- Business rates: £15,753 per annum
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- Lease: New Lease

Further information

- [View details on our website](#)
- [View Microsite](#)

Contact & Viewings

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