

# To Let / For Sale

**Glasgow Airport Business Park, Paisley, Glasgow,  
PA3 2AY**

1,529 to 5,001 sq ft

- Excellent communication links
- Superb opportunity
- Flexible working space



## Location

Glasgow Airport Business Park is located 9 miles west of Glasgow city centre and within 1.5 miles of Paisley town centre. The property benefits from excellent road communications with direct access to the M8 (via Junction 28) linking the property with both Glasgow city centre and Edinburgh. Additionally, there are also a variety of bus services operating in the immediate surrounding area which offer regular services to and from the city centre and the surrounding towns. Nearby train station, Paisley Gilmour Street, also offers up to 10 trains an hour to Glasgow Central Station.

## Description

Pavilion 4 at Glasgow Airport Business Park offers incoming tenants modern self-contained office accommodation with generous parking.

## Specification

Constructed in 2006, Pavilion 4 is one of five modern two storey office pavilions arranged in a courtyard development with associated car parking. The property provides flexible accommodation. The property benefits from a secure door entry system, disabled access and a DDA compliant passenger lift serving the first floor. Accessible toilet facilities are also located on both the ground and first floors.

Each floor benefits from the following features:

- Refurbished, open plan office suites;
- Suspended ceilings with recessed modern lighting;
- Raised access flooring;
- Ability to install comfort cooling;
- Fully fitted kitchen areas with appliances;
- Gas central heating.

In addition, the suite benefits from 6 dedicated car parking spaces.

## Viewings

Strictly by appointment by the sole agents.

## Accommodation

Description	Size	Rent	Rates Payable	Service Charge
Pavilion 4 (1st)	1,529 sq ft	£12 per sq ft	£5.62 /sq ft	£3.72 /sq ft
Pavilion 5 (Ground & 1st)	3,472 sq ft	£12 per sq ft	On application	On application

## EPC

This property has been graded as D (47).

## Rent

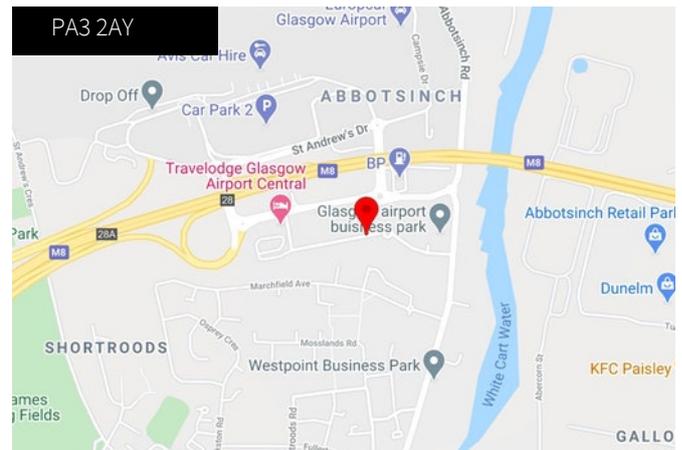
£12 per sq ft  
*exclusive of rates, service charge and VAT (if applicable).*

## Business Rates

Rates payable: £5.62 per sq ft

## Service Charge

£3.72 per sq ft



## Contacts

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