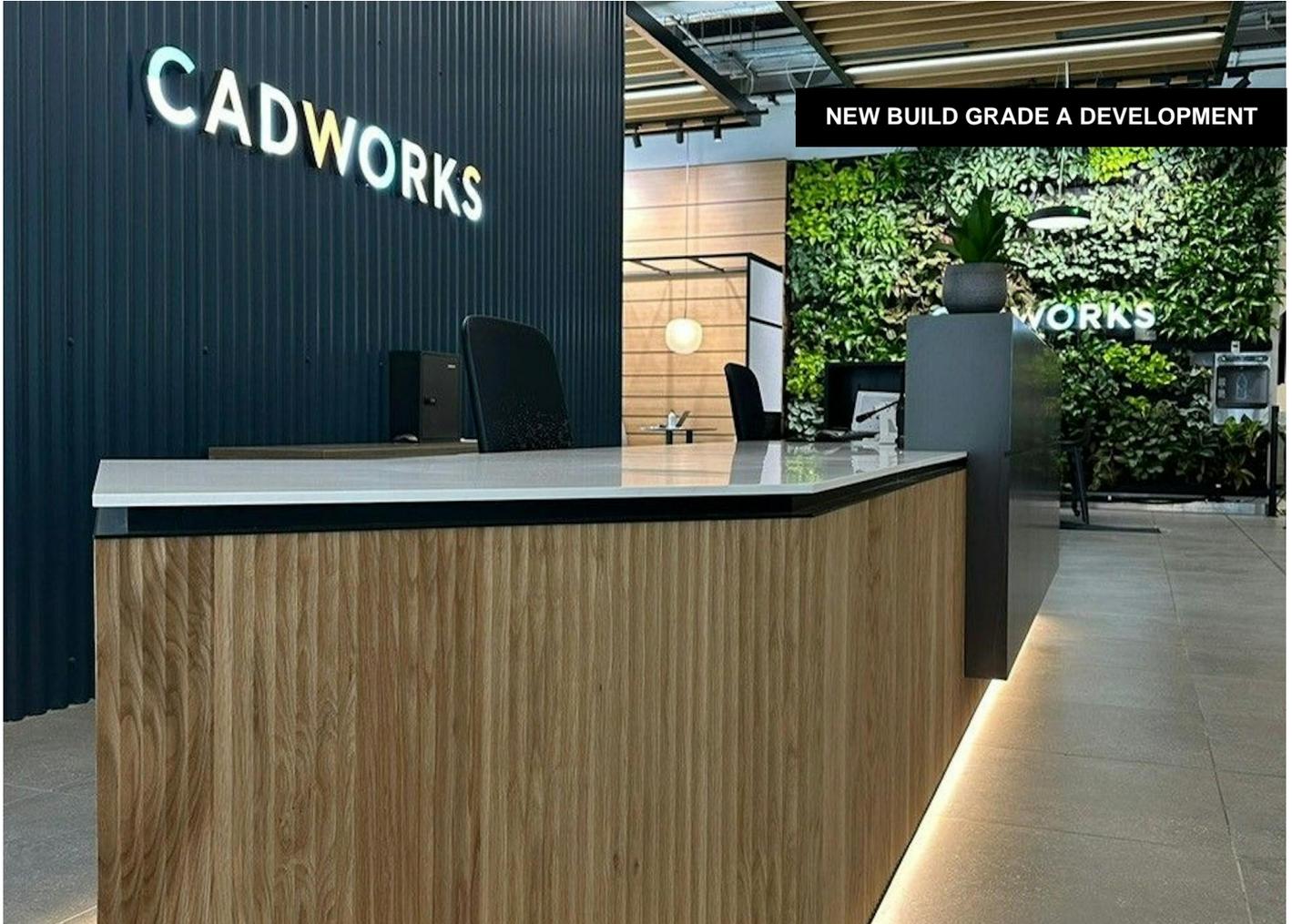


TO LET - OFFICE

CADWORKS

41 West Campbell Street, Glasgow, G2 6SE



Key Highlights

- 10,160 sq ft
- Virtually column free floor plates
- Market leading cycle and changing facilities
- Scotland's first cycle-in ramp
- Full Grade A specification
- BREEAM Excellent
- 119 Bike stations
- 4 Electric car charging points

SAVILLS Glasgow
5th Floor Cadworks
Glasgow G2 6SE
0141 248 7342
savills.co.uk



Description

Cadworks provides 94,431 sq ft of prime Grade A office space. The building has been designed with the environment at the forefront with BREEAM Excellent and EPC A delivering one of Scotland's most environmentally friendly offices. Cadworks features Scotland's first 'cycle-in' ramp allowing cyclists the ability to cycle straight into the basement where they will find 119 cycle stations, top class shower facilities with lockers and a body drier.

Location

Cadworks is located with Glasgow's CBD which is host to a number of blue chip occupiers including Barclays, JP Morgan, Morgan Stanley, SSE and many others.

The building is ideally located for all of Glasgow's transport networks including Central station, Queen Street station and the Subway. The ever expanding Glasgow cycle network is also nearby for cyclists.

Given the core city address, there are numerous coffee shops, convenience stores and bars in the immediate vicinity. Buchanan Street is only a short walk away for the best retail offering outside of London.

Accommodation

The accommodation comprises of the following

Name	sq ft	Rent	Rates Payable	Service charge	Availability
4th	10,160	roa	£15.27 /sq ft	£8.97 /sq ft	Available
Total	10,160				

Specification

- Designed to achieve BREEAM 'Excellent'
- A fully manned feature reception.
- Virtually column free floor plates.
- Full Grade A specification.
- Raised access floors.
- Suspended ceilings with metal ceiling tiles.
- 119 Bike stations with cycle-in ramp
- 4 Electric Car Charging points
- Wired Score Platinum
- CAT A+ and fully fitted options available

Business Rates

Rates payable: £15.27 per sq ft

Contact

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07900265512

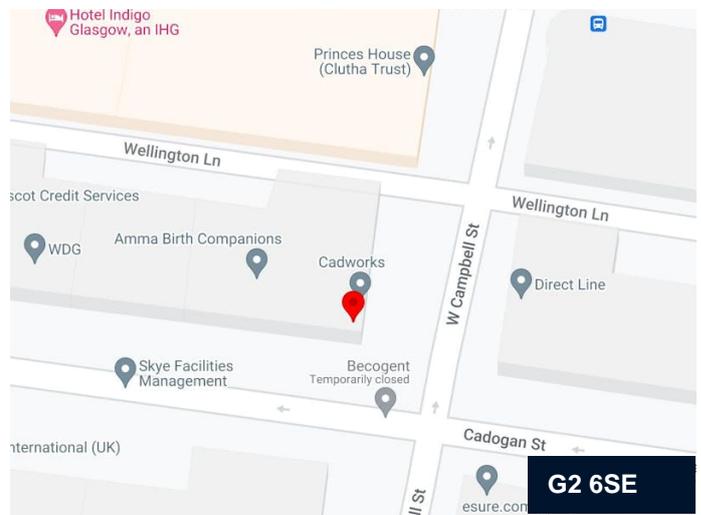
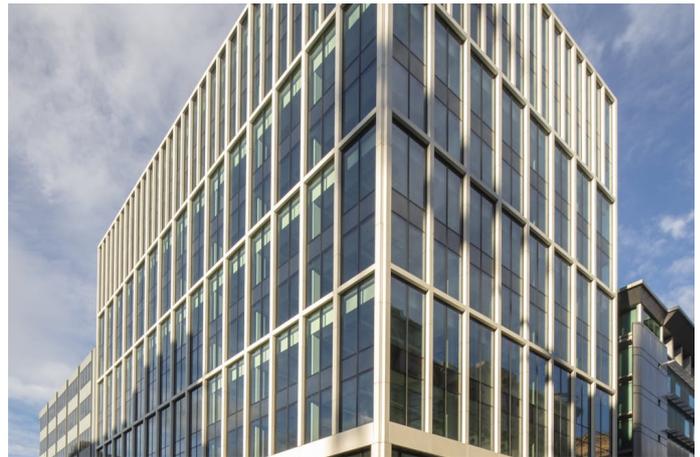
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