

FOR SALE - OFFICE

GROUND FLOOR RIGHT

147 BATH STREET, GLASGOW, G2 4SQ



KEY HIGHLIGHTS

- 575 sq ft
- Excellent owner-occupier / investment opportunity
- Ideal office / showroom / gallery / salon space
- Offers over £75,000 invited, no VAT
- Well-presented ground floor office accommodation
- Internally provides two good sized office rooms
- Eligible for 100% rates relief under the Small Business Bonus Scheme

SUMMARY

Available Size	575 sq ft
Price	Offers in excess of £75,000
Rates Payable	£2,888.40 per annum Some occupiers may be eligible for 100% rates relief under the Small Business Bonus Scheme
Rateable Value	£5,800
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

DESCRIPTION

Attractive elevated ground floor office accommodation.

Secure door entry system from street level leads into attractive common areas.

Internally provides two good sized office rooms.

Communal WCs found on ground floor.

Ideal office / showroom / gallery / salon space.

LOCATION

The subjects are located within the heart of Glasgow City Centre on the south side of Bath Street at its corner with West Campbell Street.

Highly convenient access to public transport links with Central Station, Queen Street Station and Buchanan Street Underground Station all within a 10 minute walk.

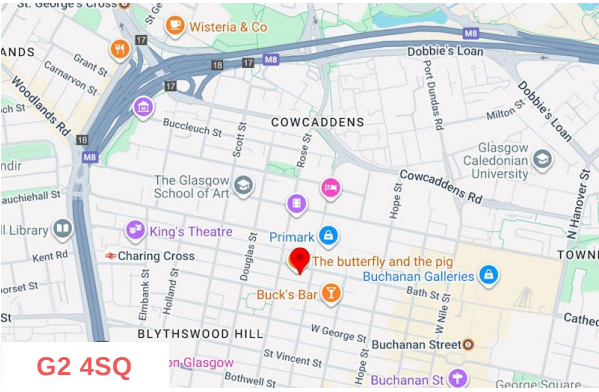
On-street parking provided as well as various nearby multi-storey car parks.

Immediate access to city centre shopping and leisure amenities.

ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	575	53.42	Available
Total	575	53.42	



VIEWING & FURTHER INFORMATION

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