





Unit 1B & 1C 426 Drumoyne Road, Govan, Glasgow, G51 4DA

Description

The units are of steel portal frame construction, clad externally in facing brick, and under a pitched and profile sheet covered roof. The warehouse units are formed in an L shape and are accessed via three full height vehicle roller shutters. There

are two visitor entrances, one of which accesses the office accommodation within Unit 1C. The units benefit from 5.2m eaves rising to 7.85m at the apex.

Unit 1B comprises a high eaves warehouse with ancillary staff / welfare accommodation. Unit 1C comprises warehousing together with offices over ground and 1st floors arranged to provide a reception area, a mix of open plan and cellular offices and a tea prep and male and female toilets. The office and ground floor windows are secured by roller shutters. The units can be taken together and inter-connected or separately.

Externally there are c. 13 designated car spaces plus overspill spaces. There is the potential to create a secure yard area exclusively for the use of the subjects. The wider estate is secured by palisade fencing and a secure gate.

Location

The subjects are located on the west side of Drumoyne Road, which lies to the south of Shieldhall Road, and is a popular industrial location, within the Govan area which is situated around 3 miles west of Glasgow city centre.

Junction 24 of the M8 is within 1 mile, offering immediate

Summary

- Rent: £70,000 - £90,000 per annum
- Business rates: Unit 1B £60,000 Unit 1C £54,000
- 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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