



258 Albert Drive, Glasgow, G41 2NL

Retail To Let, Glasgow

Summary

Tenure	To Let
Available Size	1,702 sq ft / 158.12 sq m
Rent	£20,000 per annum
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

Key Points

- Situated On Busy Main Thoroughfare
- Ground & Basement
- Rent: £20,000p.a.
- Well Presented
- 1,702sq ft

Summary

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Rent	£20,000 per annum
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

Description

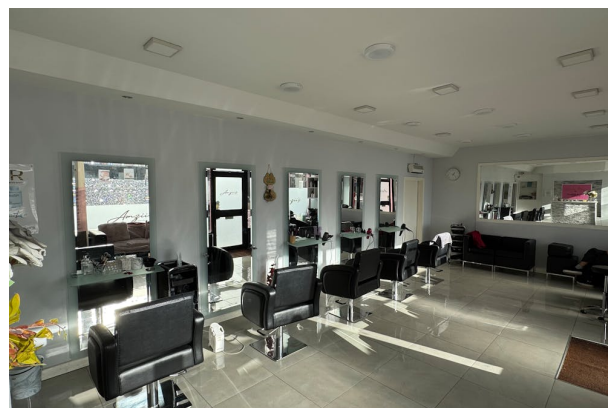
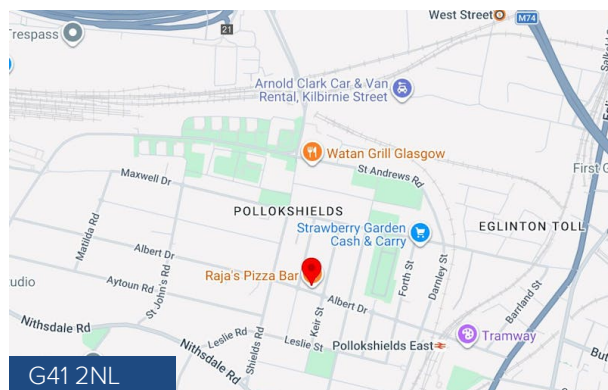
The property comprises a ground floor retail unit with a larger 4 storey sandstone tenemental development.

Offering a return frontage onto Herriet Street with secondary access / egress.

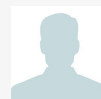
The property has been fitted out to a good standard with open plan salon / retailing space, partitioned w.c facilities, staff room and store at ground floor. The basement is accessed via an internal staircase providing with 3 further office / stores.

Video

- Video Tour - <https://www.youtube.com/watch?v=SuUdxxXpg5k>



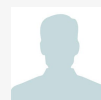
Viewing & Further Information



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TSA

Property Consultants

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258 Albert Drive, Glasgow, G41 2NL

Situated On Busy Main Thoroughfare

- Prominent Return Frontage
- Ground & Basement
- 1,702sq ft
- Rent: £20,000p.a.

LOCATION

The property is situated on the corner of Albert Drive and Herriet St within the suburb of Pollokshields in Glasgows south side.

Neighbouring occupiers include Pollokshields Primary, Subway, East Meets West Clothing

PROPERTY

The property comprises a ground floor retail unit with a larger 4 storey sandstone tenemental development.. Offering a return frontage onto Herriet Street with secondary access / egress.

The property has been fitted out to a good standard with open plan salon / retailing space, partitioned w.c facilities, staff room and store at ground floor. The basement is accessed via an internal staircase providing with 3 further office / stores.

NAV/RV

£15,000

AREA

Ground: 77.13sqm (830sq ft)

Bsm: 80.95sqm (871sq ft)

Total 158.08sqm (1,702sq ft)



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RENT

The property is available on a new full repairing and insuring head lease for £20,000p.a

V.A.T

We understand the property is not elected for V.A.T

E.P.C

Available on request

TITLE

Available on request

LEGAL

Each party shall bear their own legal costs incurred in the transaction

TSA Property Consultants

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Anti-Money Laundering

In order to comply with anti-money laundering legislation, the successful purchaser will be required to provide certain identification documents.

The required documents will be confirmed to and requested at the relevant time

Property Misdescription Act 1991:

The information contained within these particulars has been checked and unless otherwise stated, it is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change out with our control. When we are advised of any change we will inform all enquiries at the earliest opportunity.