Summary

- 2,690 sq ft – 13,824 sq ft (250 sq m – 1,284 sq m)
- Prominent CBD location
- Attractive self contained offices
- Car parking provision

Location

The property is located within Glasgow’s Central Business District, situated in a prominent position on West George Street in close proximity to Blythswood Square. The building is within walking distance of Central, Queen Street and Charing Cross railway stations and has ease of access to both the subway and bus networks ensuring connectivity to the greater Glasgow network. The location also benefits from an excellent amenity provision with a range of restaurant, shopping and leisure facilities found near-by.

Description

250 West George Street consists a mid-terrace Category B listed sandstone building in keeping with the traditional townhouse style. The accommodation is arranged over five storeys and offers modern, well specified accommodation behind a retained traditional facade. The available accommodation is allocated over four floors, the suites are accessed by way of passenger lift.

Specification

The suites benefit from the following specification highlights:

- Suspended ceilings
- Comfort cooling
- Raised access floors
- Gas central heating
- Dedicated toilets
- Kitchen/ Tea prep facilities
- Secure parking provision
- DDA accessible

Area (Approx)

<table>
<thead>
<tr>
<th>Accommodation</th>
<th>Size (sq ft)</th>
<th>Size (sq m)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Second Floor</td>
<td>3,811</td>
<td>354</td>
</tr>
<tr>
<td>First Floor</td>
<td>3,818</td>
<td>355</td>
</tr>
<tr>
<td>Ground Floor</td>
<td>3,505</td>
<td>325</td>
</tr>
<tr>
<td>Lower Ground Floor</td>
<td>2,690</td>
<td>250</td>
</tr>
<tr>
<td></td>
<td>13,824</td>
<td>1,284</td>
</tr>
</tbody>
</table>

Measured in accordance with the RICS Code of Measurement Practice (6th Edition)
Office To Let
250 West George Street, Glasgow

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