

## FOR SALE - OFFICE

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3/10 ST. GEORGES BUILDINGS

5 ST. VINCENT PLACE, GLASGOW, G1 2DH



### Key Highlights

- 360 sq ft
- Excellent owner-occupier / investment opportunity
- Lift and stair access provided
- No VAT on purchase price
- Available from November 24
- Easy walk to Queen Street / Central Stations & Buchanan Underground
- Eligible for 100% rates relief

# 3/10 St. Georges Buildings, 5 St. Vincent Place, Glasgow, G1 2DH

## Summary

Available Size	360 sq ft
Price	Offers in excess of £25,000
Rates Payable	£1,643.40 per annum Some occupiers may be eligible for 100% rates relief under the Small Business Bonus Scheme.
Rateable Value	£3,300
EPC Rating	Upon enquiry

## Description

Attractive 3rd floor office suite.

24/7 access

Lift and stairs provide access to upper floors from St Vincent Place

Internally provides open-plan accommodation with partitioned storage area

Communal WC's provided

## Location

Located in the heart of Glasgow City Centre

Situated on the south side of St Vincent Place by its junction with Queen Street / George Square

Highly convenient access to public transport links; short walk to Queen Street & Glasgow Central Railway Stations as well as Buchanan Street Underground Station

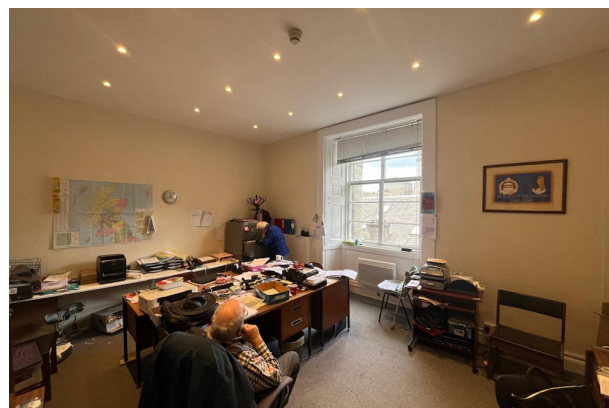
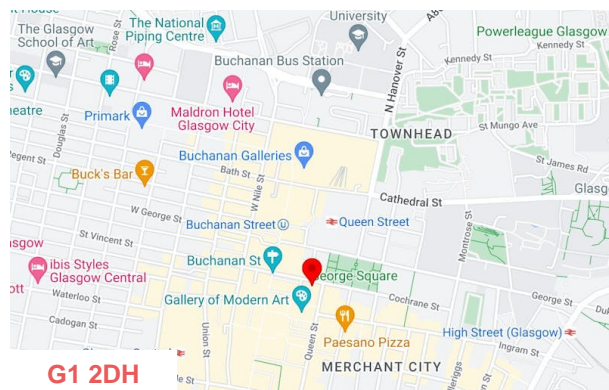
Metered on-street parking provided on surrounding streets as well as various multi-storey car parks

Immediate access to all city centre shopping and leisure amenities

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
3rd - Suite 10	360	33.45	Available
<b>Total</b>	<b>360</b>	<b>33.45</b>	



## Viewing & Further Information

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