

Industrial

Unit 18 | Anniesland Business Park

📍 Netherton Road, Glasgow, G13 1BJ

Unit 18 | 1,053 sq ft

High quality unit coming soon

This unit is currently under refurbishment. Anniesland Business Park comprises a prime trade location that benefits from 24 hour manned security, CCTV and is fully secured with a large perimeter palisade fence incorporating a secure gated entrance. The Estate is located three miles north-west of Glasgow city centre, is a prime trade, industrial, and business location.

Lease Type

New



✔ Unit Summary

- Roof Lights
- On-Site Security
- 24 Hour Access
- Flexible Space
- Car Parking
- WC facilities

View Floor Plans →

£ Occupational Costs


	Per Annum	Per Sq Ft
Rent	£12,100.00	£11.49
Rates	£4,334.40	£4.12
Maintenance Charge	£2,200.00	£2.09
Insurance	£210.60	£0.20
Total Cost	£18,845.00	£17.90

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

→ For more info please visit: unit.info/UIP0100556

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Location

Anniesland Business Park is located three miles north-west of Glasgow city centre. The estate is a prime trade, industrial and business location which is well placed to service businesses and markets located to the north and west of Glasgow



Road

The estate is located immediately to the north of the junction of Great Western Road (A82) and Crow Road. The Clyde Tunnel provides direct access to the M8 and its junction with the M74.



Airport

Glasgow Airport lies approximately 6 miles west of Anniesland and is within a 15 minute drive



Rail

The estate is located immediately to the north of the junction of Great Western Road (A82) and Crow Road. The Clyde Tunnel provides direct access to the M8 and its junction with the M74.

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Strictly by prior appointment.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	A (7)

Key Contact



Heather Graham

Customer Engagement Manager

"Heather joined Industrials in 2022 and is our Customer Engagement Manager for our properties in Scotland. Please drop Heather a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of Industrials.co.uk."



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