

TO LET HIGH QUALITY OFFICE SPACE

4th Floor, Suite B - 1,993 sq ft
5th Floor, Suite B - 2,414 sq ft (Available May 2023)

58

WATERLOO STREET
GLASGOW



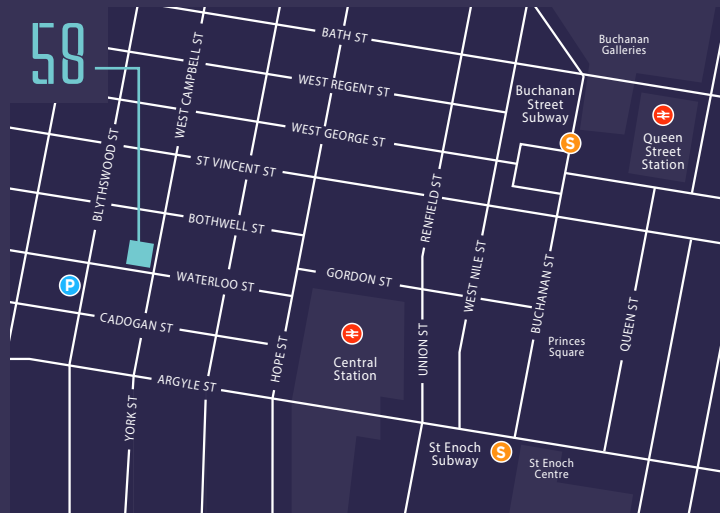
LOCATION

58 Waterloo Street is situated in the heart of Glasgow's Central Business District (CBD), immediately adjacent to Bothwell Street, with nearby occupiers including JP Morgan, Morgan Stanley, TLT Solicitors, Jacobs, Ashurt and Pinsent Masons.

The building is extremely well located with Glasgow Central Railway Station being within a 3 minute walk and several bus routes passing along Waterloo Street, as well as several core retail and leisure amenities nearby.

DESCRIPTION

The building offers a range of high quality refurbished and fully furnished office suites.



SPECIFICATION

- Grade A specification
- Striking feature entrance with commissionaire manned reception
- 2 x 10 person passenger lifts
- Air conditioning
- Raised access floor (with areas of underfloor trunking)
- Metal suspended ceilings with LED lighting
- High quality, male, female & disabled toilets on each floor
- Male, female and disabled shower rooms with locker and changing facilities
- GPS Golf Simulator
- Fully Equality Act compliant
- EPC Rating - E

LEASE TERMS

Available by way of a new Full Repairing and Insuring lease, for a term to be agreed.

VIEWING

For further information please contact the joint agents:

Ryden

Tim Jacobsen
07787 183 341
tim.jacobsen@ryden.co.uk

Scott Farquharson
07384 543 094
scott.farquharson@ryden.co.uk

CBRE

Martin Speirs
07590 864 816
martin.speirs@cbre.com

Hannah Lowe
07917 651 872
hannah.lowe@cbre.com