



Office To Let

1/1 Afton House

26 West Nile Street, Glasgow, G1 2PF

Prominent City Centre Corner Office Suite - To Let

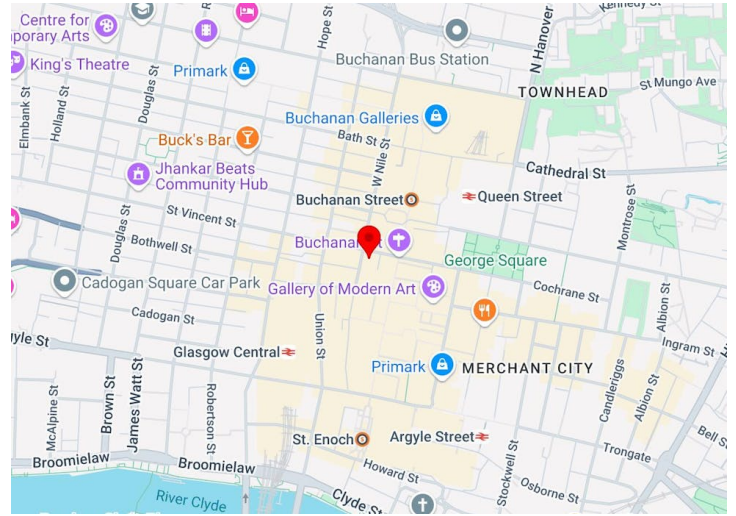
2,350 sq ft (218.32 sq m)

**AVISON
YOUNG**

1/1 Afton House

26 West Nile Street, Glasgow, G1 2PF

AVISON
YOUNG



Summary

Available Size	2,350 sq ft / 218.32 sq m
Rent	£21 per sq ft
Rates Payable	£7.05 per sq ft
Service Charge	£4.50 per sq ft
Car Parking	N/A
Estate Charge	N/A
EPC	Upon enquiry

Description

Afton House comprises a landmark traditional building providing modern office suites in a prime position on the corner of St. Vincent Street and West Nile Street. The suites are accessed via a secure door entry system with a lift and stairs providing access to the upper floors.

Location

Afton House occupies a prominent corner location at the junction of St Vincent Street and West Nile Street. The property benefits from immediate access to the city centre's retail, leisure and public transport facilities. Queen Street Station and Central Station are both within 5 minutes walk of the property and Buchanan Bus Station is within walking distance.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Rent	Rates Payable (sq ft)	Service charge	Availability
1st	2,350	218.32	£21 /sq ft	£7.05	£4.50 /sq ft	Available
Total	2,350	218.32		£7.05		

Specification

- Mainly open plan with existing fit-out including meeting rooms & kitchen
- Dedicated male and female toilets
- Suspended ceiling
- LED Lighting
- Air conditioning