



# SPRINGBURN

## SHOPPING CENTRE

230 Springburn Way • **Glasgow** • G21 1TS



RETAIL  
UNITS  
AVAILABLE

**TO LET**

831 – 8,897 sq ft

(77.2 – 826.6 sq m)

**Springburn Shopping Centre** is ideally located in the heart of Springburn and situated only 2 minutes to the North of Glasgow city centre



IMMEDIATE POPULATION CATCHMENT: 30,000



CLOSE TO SPRINGBURN RAIL STATION



ADJACENT TO MAIN BUS ROUTES (30/37/45/88/89/175)



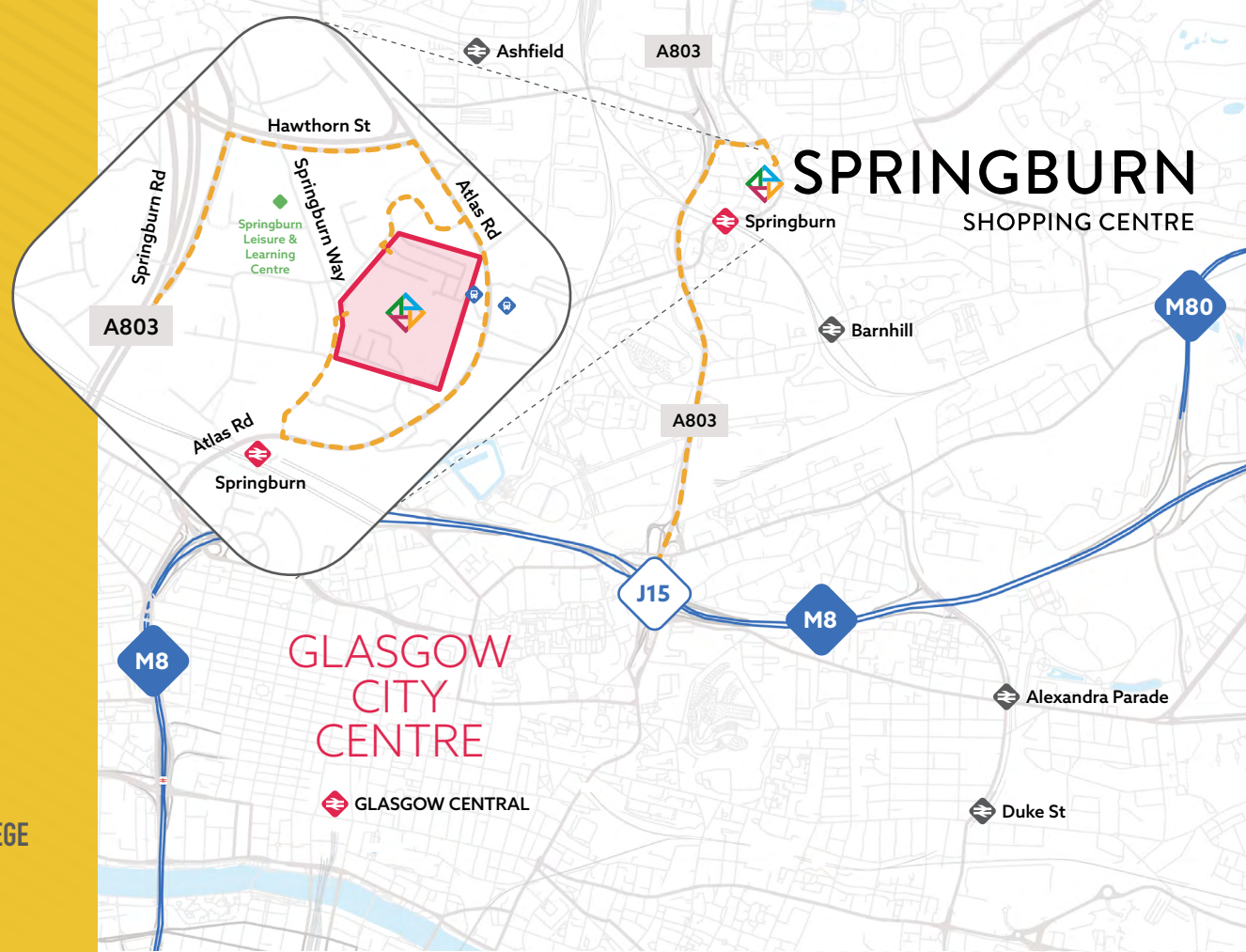
FREE CAR PARKING



CLOSE TO SPRINGBURN LEISURE & LEARNING CENTRE



CLOSE TO NORTH GLASGOW COLLEGE AND THREE SCHOOLS







# SPRINGBURN

## SHOPPING CENTRE

### DESCRIPTION

The Centre provides an excellent footfall and a welcoming atmosphere arranged around a bright central mall with frontages onto Springburn Way. Current occupiers include a Greggs, Subway, Semichem, B&M Bargains, The Post Office and other regional and local retailers.

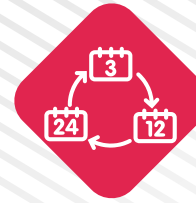
The Shopping Centre provides 32 units of varying sizes totalling over 75,000 sq ft (6,970 sq m) and benefits from 270 car parking spaces.

### AVAILABILITY

Unit	Ground Floor (sq ft)	First Floor (sq ft)	Total NIA (sq ft)
2	831		831
4&5	1,818		1,818
9	1,033	1,148	2,182
18	1,102		1,102
19	1,097		1,097
23	1,609	1,086	2,695
26A	1,553	2,553	4,106
26B	846		846
27	2,597	1,348	3,945
29	1,428		1,428
31	1,453		1,453

### RENT

Rents upon application.



**FLEXIBLE LEASES AVAILABLE**



**24 HOUR ON SITE SECURITY**



**270 CAR PARKING SPACES**





## ENTRY

By agreement.

## TERMS

Flexible leases are available and in addition to the retail units, there are a number of smaller barrow style operations available in the Mall.

## SERVICE CHARGE

The tenant to be responsible for their due proportion of the service charge.

## PLANNING

The units benefit from a variety of Planning uses falling under Class 1, Class 2 and Class 3.

## LEGAL COSTS

Each party will be responsible for their own legal costs incurred and the ingoing tenant will be responsible for stamp duty land tax, VAT and registration dues incurred thereon.

## FURTHER INFORMATION

For viewings and further information, please contact the joint sole agents:



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#### **BRECK PROPERTY CONSULTANTS**

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#### **HAMILTON CHARTERED SURVEYORS**

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