



At-a-glance

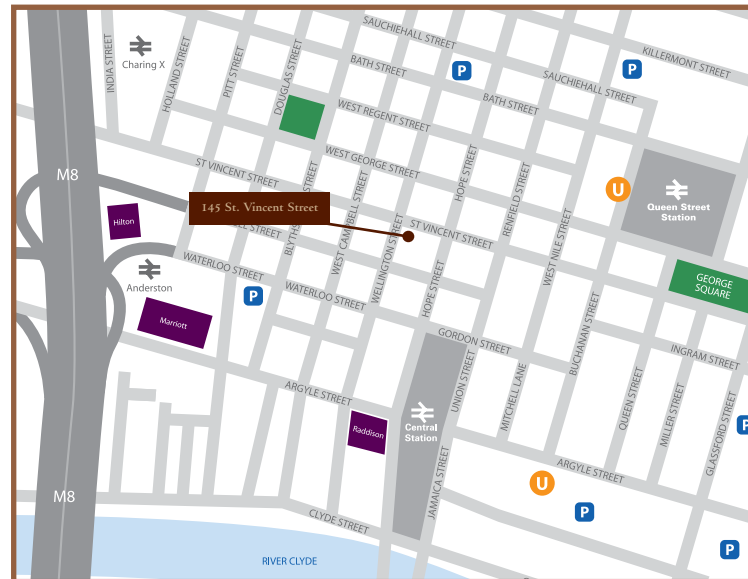
Prime city centre location:

Contemporary office space in period building.

Nearby amenities: shops, banks, restaurant, bars.

Transport: road, rail, underground and bus easily accessible.

Car parking spaces available in secure underground garage.



HOW TO FIND OUT MORE

For more details on 145 St Vincent Street,
or to arrange a viewing please view
www.145stvincentstreet.com
or contact the letting agents direct

GVA Grimley Ltd
5th Floor, Sutherland House
149 St Vincent Street
Glasgow G2 5NW

T: 0141 221 3241



DTZ
199 St Vincent Street
Glasgow G2 5QD

T: 0141 226 5241



PROPERTY MISREPRESENTATION ACT 1991

These details do not constitute an offer or contract and although they are believed to be correct their accuracy cannot be guaranteed. Neither the proprietor nor their agents can be held responsible for any error, omission or misstatement in these details.

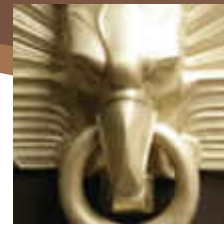
GVA Grimley Ltd/DTZ
Date of Preparation: January 2008



Where character meets convenience

Available to let now

6 FLOORS LET / UNDER OFFER



Character. Space. Central location.
145 St Vincent Street has it all.

Occupying a prominent corner position at the very heart of Glasgow's business district, 145 St Vincent Street offers the best of both worlds. All the character of a period building, all the convenience of having the city's amenities and transport links on its doorstep. Tenants already represented in the building include Anglo Irish Bank and King Sturge.

Remaining Accommodation

Level	sq ft	sq metres
5th Floor (Under offer)	4,282	397.90
4th Floor	4,298	399.29
3rd Floor	4,320	401.34
2nd Floor	4,239	393.81

Specification

- Quality finishes throughout
- Building fully DDA compliant
- Male, female and disabled toilets on each floor
- Full raised access floor (150 mm)
- LG3 lighting
- VRV heating/cooling system
- New double glazing windows

Common parts

The common parts have been tastefully remodeled to create a new contemporary reception area with fully manned reception and flat screen television.

The upper floors and basement garage are accessed via two high speed lifts and a beautifully restored staircase of architectural significance.

The smooth cream floor tiles and light décor all create a feeling of space and light. Full disabled access is available from street level.

Also available

- Secure car parking
- Bicycle store
- Basement storage

