



Coatbridge

SHOPPING CENTRE

Available Units

Unit	NIA Sq Ft	Rent (Per Annum)	Rateable Value	Service Charge (Per Annum)
22A	875	£15,500	£9,500	£2,125
24	850	£12,500	£11,800	£2,075
26	840	£12,500	£11,900	£2,075
28	880	£12,500	£11,900	£2,125
32	850	£12,500	£11,900	£2,025
40	1,175	£22,500	£12,800	£2,225
62a	603 (Ground Floor) 933 (First Floor)	£24,000	£TBC	£3,648
70	1,092	£35,000	£26,250	£2,594
74	1,125	£32,500	£26,250	£2,677
76	1,110 (Ground Floor) 775 (Basement)	£32,500	£28,500	£4,735
78	1,829 (Ground Floor) 1,269 (Basement)	£40,250	£43,750	£7,379
86	957 (Ground Floor) 770 (First Floor)	£30,000	£19,800	£3,980
96	1,320 (Ground Floor) 1,295 (First Floor)	£33,500	£33,500	£5,805

*Some units can be reconfigured to create larger accommodation. Please contact the agents for further information.

For further information

Letting Agent:



Stephen Innes
stephen@lambertinnes.co.uk
T: 0141 248 5878

Landlord:



Richard Swan
richard.swan@pantherplc.com
T: 01707 667 311

IMPORTANT NOTICE

Lambert Innes for themselves and for the vendors or lessors of this property whose agents they are give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Lambert Innes has any authority to make or give any representation or warranty whatsoever in relation to this property.

