



5 Bank Street, Airdrie, ML6 0AA

Town Centre Location

- Ground & Basement
- 1,239sq ft
- Rates Exempt
- Well Presented Space
- Offers Invited

LOCATION

The subjects are located on the west side of Bank Street in the retailing heart of Airdrie with Graham Street immediately to the south. Neighbouring retailers include; Betfred, Virgin Bank, Semi Chem and British Heart Foundation.

Airdrie is a principal town in North Lanarkshire with an approximate population of 37 000. It lies 12 miles east of Glasgow and benefits from good road and rail links to Glasgow, Edinburgh, and the South.

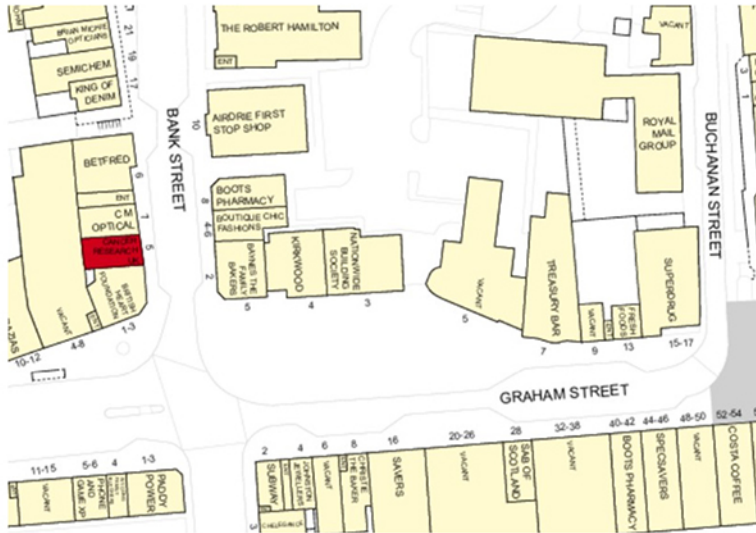
PROPERTY

The property forms the ground floor and basement of a larger modern commercial development over 2 stories.

The property benefits from a single aluminium framed and glazed frontage. Internally the property is presented in good condition with open plan retailing space to the front with w.c and tea prep to the rear. The basement offers ancillary storage space.

AREA

Ground: 61.78sqm (665sq ft)
 Basement: 53.32sqm (574sq ft)
 Total: 115.1sqm (1,239sq ft)



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Town Centre Location

NAV/RV
£9,000

RENT
The property is available on a new full repairing and insuring head lease for a negotiable term, rental offers invited.

SALE
Offers are invited for our clients freehold interest

V.A.T
Prices quoted exclusive of V.A.T

E.P.C.
Available on request

LEGAL
Each party shall bear their own legal costs incurred in the transaction

TSA Property Consultants

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Anti-Money Laundering

In order to comply with anti-money laundering legislation, the successful purchaser / tenant will be required to provide certain identification documents. The required documents will be confirmed to and requested at the relevant time

Property Misdescription Act 1991:

The information contained within these particulars has been checked and unless otherwise stated, it is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change out with our control. When we are advised of any change we will inform all enquiries at the earliest opportunity.