

Clydebank Business Park

Baird Court (Block 10), 10 North Avenue, Clydebank, G81 2QP

Address	Size (sq. ft.)	Size (sq. m.)	Rent (per annum)	Service Charge (per annum)	Rateable Value	EPC Rating	Comments
Unit 2	2,776	257.9	£12,500	£1,118	£11,100	TBC	AVAILABLE SOON. Mid-terrace unit eligible for 100% Business Rates relief. Unit scheduled to be refurbished including new roof.
Unit 8	1,913	177.7	£10,500	£763	£7,500	TBC	AVAILABLE FROM OCTOBER 2020. Eligible for 100% Business Rates relief.
Unit 9	1,916	178.0	£10,500	£770	£7,500	TBC	UNDER OFFER. End terrace unit. Eligible for 100% Business Rates relief.

Service Charge. Budgeted at £0.41 per sq. ft. per annum.

Value Added Tax. All figures are quoted exclusive of VAT, which is applicable at the prevailing rate.

Local Authority Rates. The Scottish Government has set the uniform business rate for 2020/2021 at £0.49 for properties where the Rateable Value is less than £51,000. However, because of the Small Business Bonus Scheme, properties with Rateable Values of £15,000 or below may qualify for 100% rates relief. This threshold may be subject to change in the future.

Please Note:

These details do not constitute, form part of, vary, or seek to vary, any contract or unilateral obligation and are provided for information purposes only. September 2020