TO LET - OPEN STORAGE

1034 - 1046 TOLLCROSS ROAD

GLASGOW, G32 8UW



KEY HIGHLIGHTS

- 6,028 sq ft
- Located on main arterial route
- New lease available - £15,000 per annum - no rates
- Convenient M74 and M8 motorway access
- Available for immediate occupation
- Bound by palisade fencing
- Ideal for storage / sales / containers etc - ***CAR WASHES NOT CONSIDERED***

SUMMARY

Available Size	6,028 sq ft
Rent	£15,000 per annum
Business Rates	The subjects required to be assessed for rates, it is anticipated they'll be eligible for 100% rates relief.
EPC Rating	Upon enquiry

DESCRIPTION

Prominent roadside site

Bound by perimeter fencing

Double gates from Tollcross Road

Benefits from good quality concrete / type 1 surfacing

Ideal for storage / sales use

Car washes will not be considered

LOCATION

The subjects are located within the Tollcross area of Glasgow commanding a highly prominent pitch on the south side of Tollcross Road opposite its junction with Dalness Street.

Tollcross Road is a busy main arterial route with high volumes of passing traffic that connects with the city centre via the Gallowgate travelling west and Mount Vernon travelling east.

Convenient M74 motorway access is available just 0.5 mile south via Junction 2A that connects with the M73, M74 and M8 beyond.

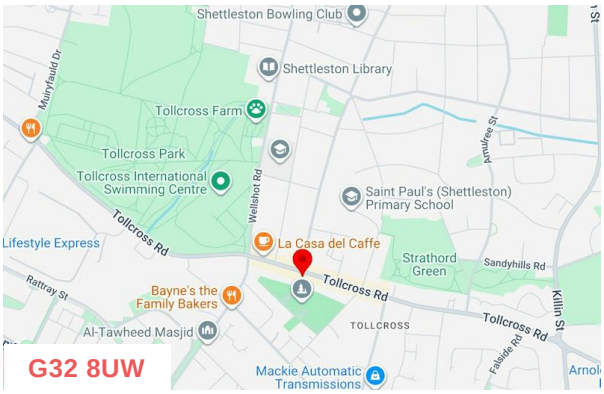
Access to public transport links are provided with regular bus routes operating on Tollcross Road itself whilst Carmyle Train Station is a 15-minute walk away south.

Nearby occupiers include Mason Mortar, Co-op Food, The Waverley Bar, Dickson Chemist.

ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - 1034 - 1046	6,028	560.02	Under Offer
Total	**6,028**	**560.02**	







VIEWING & FURTHER INFORMATION

Gregor Brown

0141 212 0059 | 07717447897
gb@gmbrown.co.uk

Kerrie Currie

0141 212 0059 | 07778 431703
kc@gmbrown.co.uk

G·M·BROWN

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 06/11/2026