

SELF CONTAINED OFFICE BUILDING  
TO LET

**100 MORRISON STREET  
GLASGOW**

**Reith  
Lambert**  
[www.reithlambert.co.uk](http://www.reithlambert.co.uk)



An aerial photograph of Glasgow, Scotland, showing a dense urban landscape with numerous buildings, streets, and the River Clyde. A blue circular callout is positioned in the upper left, containing the number '100' in large yellow font and the text 'Morrison Street Glasgow' in white. A white line extends from the bottom of the circle to a yellow rectangular outline on the ground, which highlights the location of 100 Morrison Street. The building is a large, modern office structure situated south of the River Clyde, near the International Financial Services District (IFSD).

# 100

Morrison Street  
Glasgow

## TO LET

Unique opportunity to pre-let a self-contained office building with superb branding opportunity to the M8 motorway and located in one of Glasgow's most accessible office locations.

100 Morrison Street is a hugely prominent office building situated immediately south of the River Clyde and Glasgow's International Financial Services District (IFSD), adjacent to Barclays Bank's new global office campus .

[www.100morrisonstreet.co.uk](http://www.100morrisonstreet.co.uk)

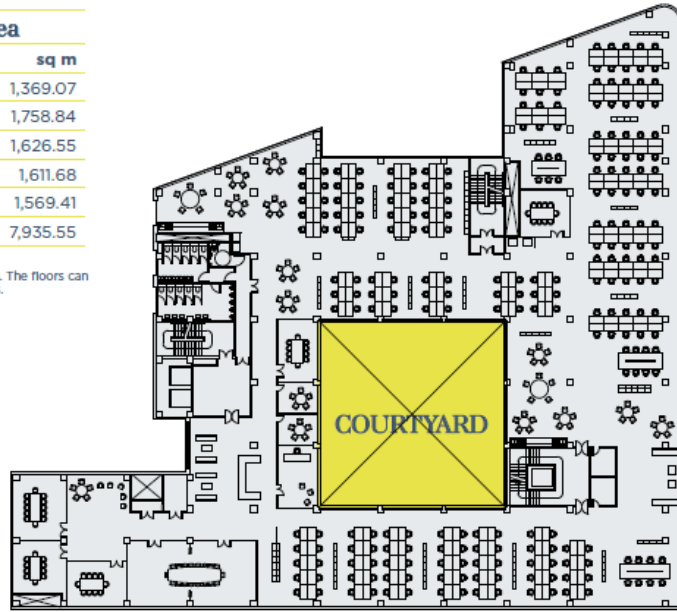


## Accommodation

## Typical Floor Plan

Floor	Area	
	sq ft	sq m
4th floor	14,715	1,369.07
3rd floor	18,932	1,758.84
2nd floor	17,508	1,626.55
1st floor	17,348	1,611.68
Ground floor	16,893	1,569.41
<b>Total</b>	<b>85,396</b>	<b>7,935.55</b>

\* Available as a whole and on a floor by floor basis. The floors can also sub-divide from around 5,000 sq ft upwards.



Density: 1:8 sq m \ pp | Workstations: 240



- High quality refurbished building entrance / reception areas
- Large open plan office floor plates with excellent natural daylight
- New modular air cooled VRF, heat pump recovery system based on 1 person per 6 sqm.
- New slim-line raised access floor system

- New LED low energy lighting system
- New perforated metal tiled suspended ceiling
- New Automatic Fire Alarm Detection and Emergency systems
- New high quality toilet and ancillary accommodation
- New showers and changing facilities

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**85,000 SQ FT**  
**Fully refurbished office accommodation**  
**35 Car parking spaces (1:2,500 sq ft)**

### LEASE TERMS

The accommodation is available to lease on new Full Repairing and Insuring lease terms, for a period to be agreed.

### VIEWING

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