



**ON BEHALF OF SLATER MENSWEAR  
SHOP UNIT TO LET  
181 HOWARD STREET  
GLASGOW G1 4HF**

## Location

Howard Street is located within the heart of the city centre with the St Enoch Centre, Argyle Street and Buchanan Street all in close proximity. Neighbouring traders are a mix of national and local concerns, in particular the upper floors which are occupied by Slater Menswear.

## Accommodation

The unit currently provides sales areas at ground floor, with basic storage/ancillary at basement level.

From our measured inspection the subjects extend to the following approximate areas and dimensions: -

Gross Frontage:	25' 2"	(7.67m)
Ground Floor:	899 ft <sup>2</sup>	(83.52m <sup>2</sup> )
Basement:	788 ft <sup>2</sup>	(73.20m <sup>2</sup> )
Total:	1,687 ft <sup>2</sup>	(156.72m <sup>2</sup> )

## Proposal

The subjects are available on a new FRI lease of negotiable term, rental offers in the region of £17,500 per annum exc. are invited.

## Rating Assessment

The premises are currently entered into the Valuation Roll as a double unit and will fall to be re-assessed.

Further details are available on request.

## Planning

The premises currently enjoy a Class 1A Retail Use. Alternative uses may be considered subject to the necessary planning consent.

## VAT

All terms are quoted net of VAT, if applicable. For the avoidance of doubt VAT is payable on the rent.

## Legal Costs

Each party will be responsible for their own legal costs.

## Energy Performance Certificate

The property has an EPC rating of 'C'. A copy of the Certificate can be provided on request.

## Money Laundering Regulations

To comply with Money Laundering Regulations we are legally required to undertake due diligence on prospective purchasers/tenants which will at a minimum include proof of identity/address and funding. Applicable documentation will therefore be required on agreement of Heads of Terms.

## Viewing & Further Information

For further information or to arrange a viewing please contact the sole agents:

Contact: Graham Figes / Colette Brough  
Email: [graham@wbf.co.uk](mailto:graham@wbf.co.uk) /  
[colette@wbf.co.uk](mailto:colette@wbf.co.uk)

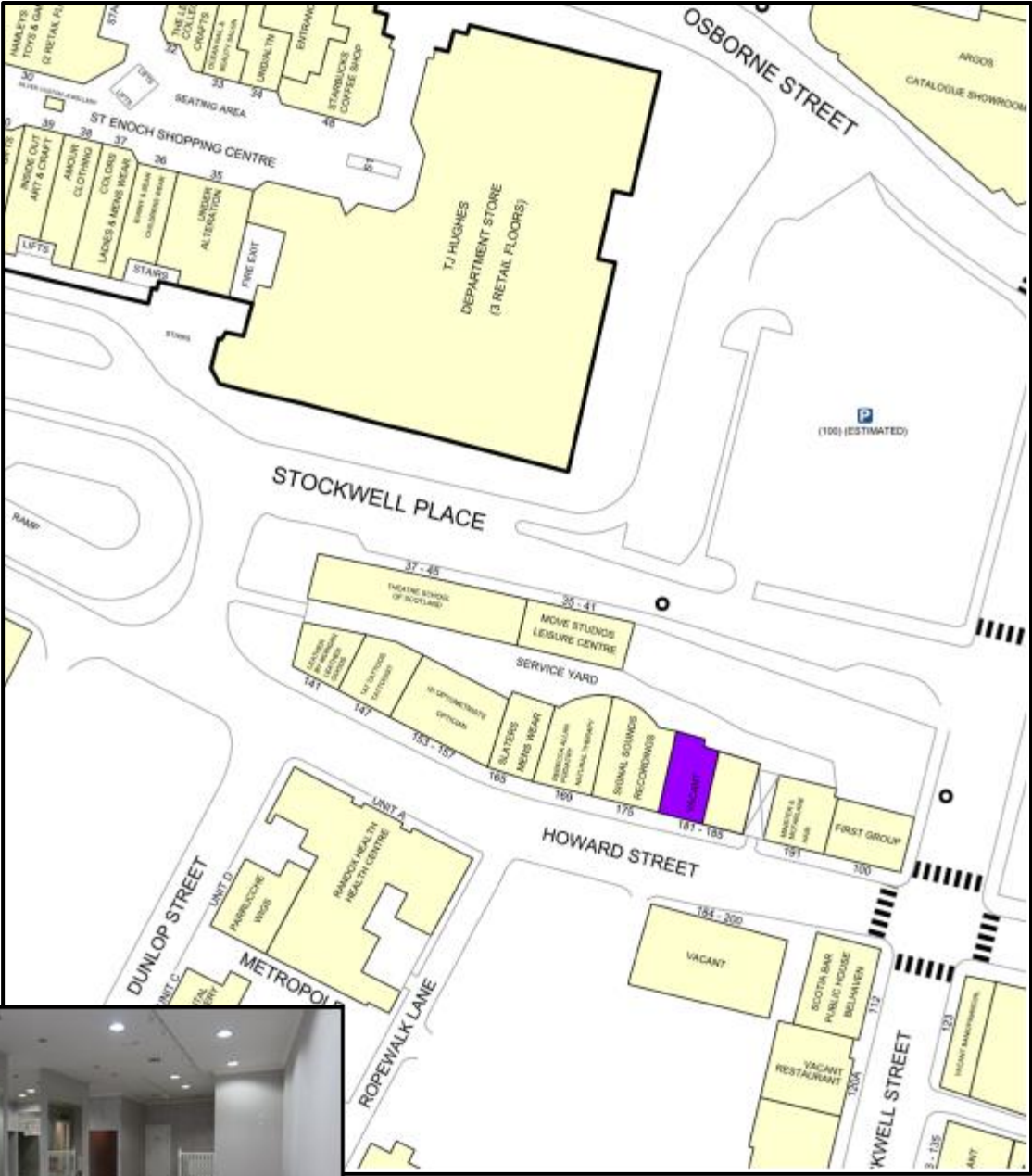


The information contained within these particulars has been checked, and unless otherwise stated, is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change outwith our control.

Whitelaw Baikie Figes 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 part of an offer or contract
- ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given without responsibility and any intending purchasers or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them and are advised to do so
- iii) no person in the employment of Whitelaw Baikie Figes has any authority to give any representation or warranty whatsoever in relation to this property
- iv) all prices, rents and premiums quoted are exclusive of VAT at the current rate
- v) any rateable values quoted have been supplied by reference to the relevant local rating authority. Interested lessees are advised to satisfy themselves as to their accuracy.

Location Plan



Publication dated: 20th March 2025

Copyright and Confidentiality, 2025 ©Crown Copyright and database rights 2025. OS 100019855. Licence No. PU100017316. For more information on our products and services visit [www.experian.co.uk/goad](http://www.experian.co.uk/goad).

The information contained within these particulars has been checked, and unless otherwise stated, is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change outwith our control.

Whitelaw Baikie Figes 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 part of an offer or contract
- ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given without responsibility and any intending purchasers or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them and are advised to do so
- iii) no person in the employment of Whitelaw Baikie Figes has any authority to give any representation or warranty whatsoever in relation to this property
- iv) all prices, rents and premiums quoted are exclusive of VAT at the current rate
- v) any rateable values quoted have been supplied by reference to the relevant local rating authority. Interested lessees are advised to satisfy themselves as to their accuracy.