

Lot 61

£59,100 per annum
exclusive

Atholl House, 53-55 Bannatyne Street, Lanark, South Lanarkshire ML11 7NR

Heritable Government Let Office Investment



Key Details

- Entirely let to The Secretary of State for Work and Pensions
- Prominent corner position on busy main road
- Immediately adjacent to Lanark Railway and Bus Stations
- Nearby occupiers include Morrisons Supermarket, William Hill and TSB Bank

Location

Miles: 30 miles south-east of Glasgow
33 miles south-west of Edinburgh
Roads: A70, A73, M74
Rail: Lanark Railway Station
(Approx. 1 hour 10 mins to Glasgow)
Air: Glasgow International Airport

Situation

The property occupies a prominent corner position on the north side of Bannatyne Street, directly adjacent to Lanark Railway and Bus Stations. Nearby occupiers include Morrisons Supermarket, TSB Bank and William Hill.

Description

The property comprises a standalone office building arranged over ground and two upper floors. The office accommodation is a mix of open plan and cellular offices. There is undercroft parking for approximately 10 cars at ground floor level.

Tenure

Heritable (Scottish equivalent of English freehold).

VAT

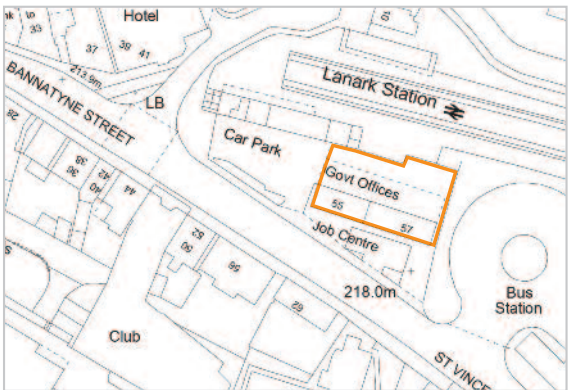
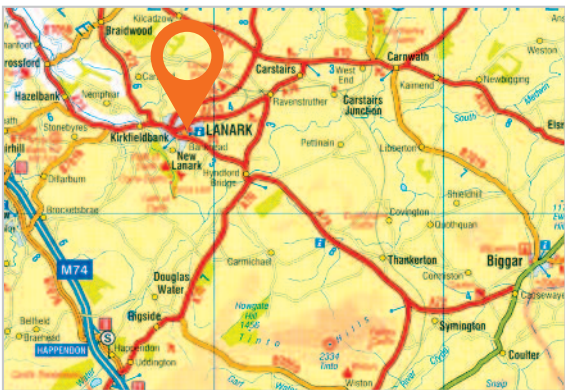
VAT is applicable to this lot.

Six Week Completion

Tenancy and accommodation

Floor	Use	Floor Areas (Approx)		Tenant	Term	Rent p.a.x.	Reversion
Ground	Office	135.60 sq m	(1,459 sq ft)	THE SECRETARY OF STATE FOR WORK AND PENSIONS (1)	Approx. 46 years from 15/07/1972	£59,100	01/04/2018
First	Office	334.60 sq m	(3,602 sq ft)				
Second	Office	371.30 sq m	(3,997 sq ft)				
Total		841.50 sq m	(9,058 sq ft)			£59,100	

(1) The Secretary of State has overall responsibility for the Department for Work and Pensions (DWP). DWP is responsible for the administration of the State Pension and working age benefits system, providing support to people of working age, employers, pensioners, families and children and disabled people (www.gov.uk).



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