| TONTINE WORKSPACE |

FROM 661-5,786 SQ FT

TONTINE | 20 TRONGATE | GLASGOW | G1 1LQ

WORK

CULTURE

RETAIL

BAR / CAFE

DESTINATION

GLASGOW

COMMUNITY

POP UPS

BUSINESS

NETWORK

OFFICE

WORKSPACE

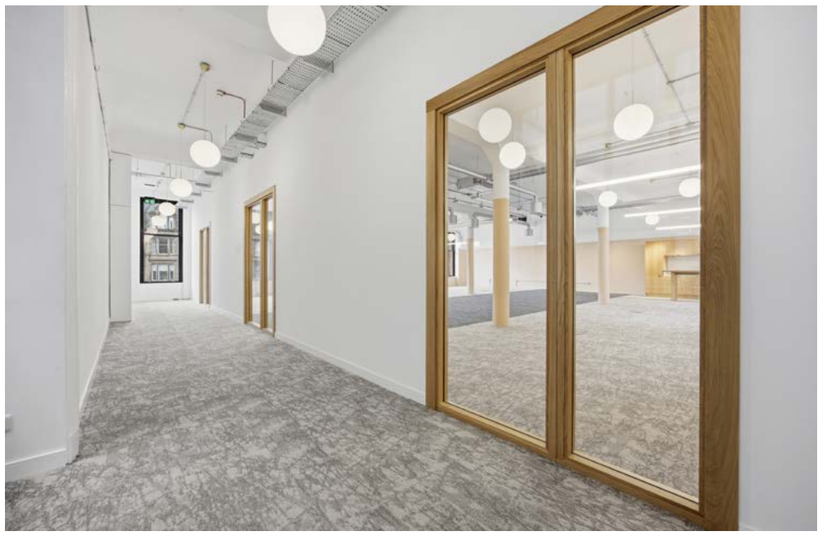
WorkSpace at Tontine delivers contemporary office accommodation designed for established and growing occupiers seeking an inspiring and well-connected working environment. Set behind the building's historic façade, WorkSpace blends characterful architecture with exposed features and modern specification, providing light-filled studios supported by shared amenities across the wider development.

Tontine is being reimagined as a vibrant mixed-use destination at the heart of Trongate, breathing new life into one of Glasgow's most well known addresses. Central to the wider development is Tontine Lanes – a series of curated outdoor spaces designed to encourage activity, collaboration and social interaction. With a strong focus on food and beverage, the lanes will offer an an inviting and exciting backdrop of cafés, bars and informal seating, creating a lively setting that brings together work, leisure and the local community.

> Designed for established and growing occupiers seeking an inspiring and well-connected working environment

| SPECIFICATION |

- Flexible Open Plan Suites
- Exposed Ceiling Features
- New VRF Air Conditioning
- New Feature Suspended Lighting
- Fully Wired with CAT 6 cabling and power
- Full Use of 'Studio' Facilities including Reception Services, Break Out Space and Additional Meeting Space
- Male and Female Shower Facilities
- Cycle Rack Storage
- Male, Female and Accessible Toilets
- EPC A



| KEY |

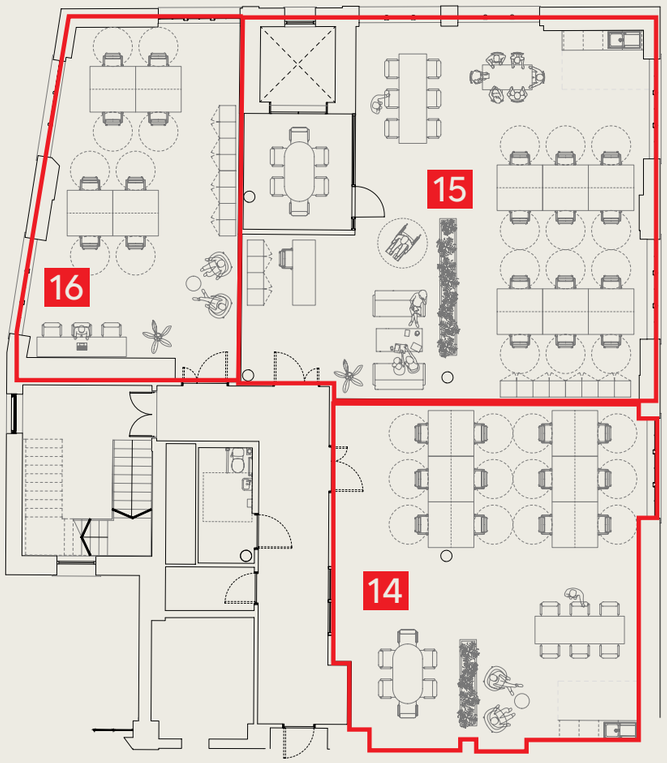
◯ Future Development

| FLOOR AREAS |

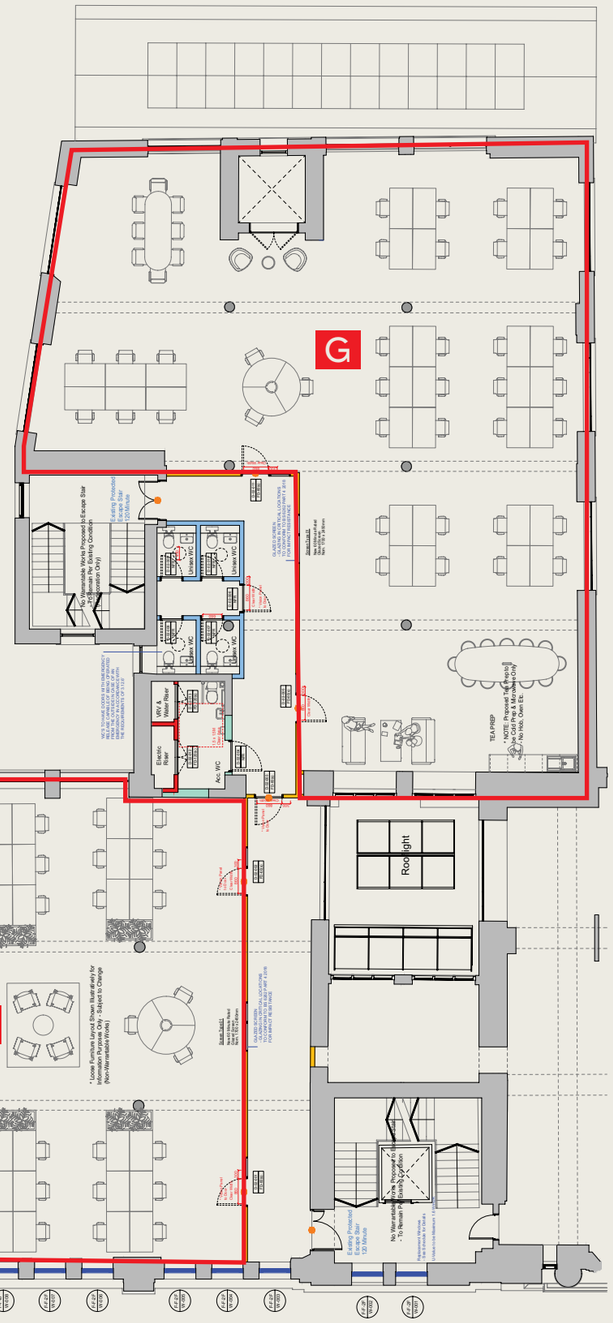
First Floor
Suite 14. 1019 sq ft
Suite 15. 1418 sq ft
Suite 16. 661 sq ft

Second Floor
Suite F. 2656 sq ft
Suite G. 3130 sq ft

| FIRST FLOOR |



| SECOND FLOOR |



| WORKSPACE |

GENERAL INFO

LEASE TERMS
Each floor is available on Full Repairing and Insuring Terms.

VIEWING & FURTHER INFO
Strictly by prior arrangement with the joint letting agents.

VAT
All prices quoted are exclusive of VAT.

EPC
A copy of the Energy Performance Certificate is available upon request.

thisistontine.co.uk

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