



## Cardwell Garden Centre Retail Unit To Let

£4,750 PCM

### Summary

**Located within Cardwell Garden Centre, this outstanding retail unit offers modern facilities for a range of potential occupiers with immediate entry available.**

The Garden Centre welcomes over 450,000 visitors each year and is set across 36,000 square metres, offering a captive market and footfall for businesses.

Internally the unit provides private storage space, change facilities and staff welfare facilities, with rear access for loading stock. Sub-division is also an option to split the unit into two smaller units.

The premises offer superb retail opportunities for the right operator and provide excellent potential for all-year-round trade with the annual footfall within the Garden Centre.

### Features

- Set Within Busy and Popular Garden Centre
- Flexible Floor Space
- Ability To Sub-divide
- 450,000 Visitors Per Annum
- Direct Access to A770
- Extensive Parking

# Cardwell Garden Centre, Gourock



## Property Overview

Cardwell Garden Centre is a family operated home and garden centre based in Gourock. Established in 1962, it has since developed into one of Scotland's largest and finest retail destinations.

### LOCATION

Gourock is located approximately 28 miles west of Glasgow on Scotland's West Coast, with a residential population in excess of 10,000 persons and a core catchment population of approximately 270,000 persons, all within the authority of Inverclyde Council.

Inverclyde is looking again to the River Clyde to support its future growth with a rich maritime heritage, with Greenock Ocean Terminal developing a new pontoon and visitor centre to support its 140,000 cruise liner passengers per annum, with Inverclyde seeing over 500,000 visitors per annum.

### MEASUREMENTS

The on-site measurements, measured in accordance with the RICS Code of Measuring Practice (6th Edition), calculate the subjects extend as follows:  
3,810 Sq. Ft. / 353.9 Sq. M.

### RATEABLE VALUE

The premises are currently entered in the current Valuation Roll with the overall rental price inclusive of rates.

For further information, please contact **Bowman Rebecchi**.

## View Online

