

# 53/55 Glasgow Road

CAMBUSLANG, GLASGOW, G72 7DW



AN IDEAL AND HIGHLY AFFORDABLE COMMERCIAL  
PLOT FOR A DEVELOPER/ENTREPRENEUR



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McEwan Fraser are delighted to offer to the market this first-class commercial building plot opportunity. The plot would be ideal for many developers and entrepreneurs seeking a unique building plot. The plot (subject to planning) lends itself to a plethora of commercial opportunities, ranging from a single fast food outlet or convenience store, to a block of perhaps 8/10 one or two bedroom apartments set out over three storeys. The brown field site was previously the location of tenement block of apartments in the past.

The sizable plot measures approximately 540 square metres/0.133 acres of Brownfield site, and sits beautifully on an end terrace position within a mixed commercial and residential development. The surrounding properties are well established within this popular and vibrant location.

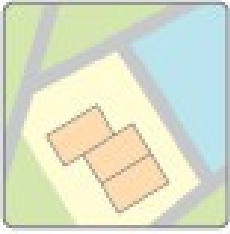
The plot has a planning application currently being submitted for the development of apartments, however the development of this site could be changed if required, subject to planning approval.

## The Plot



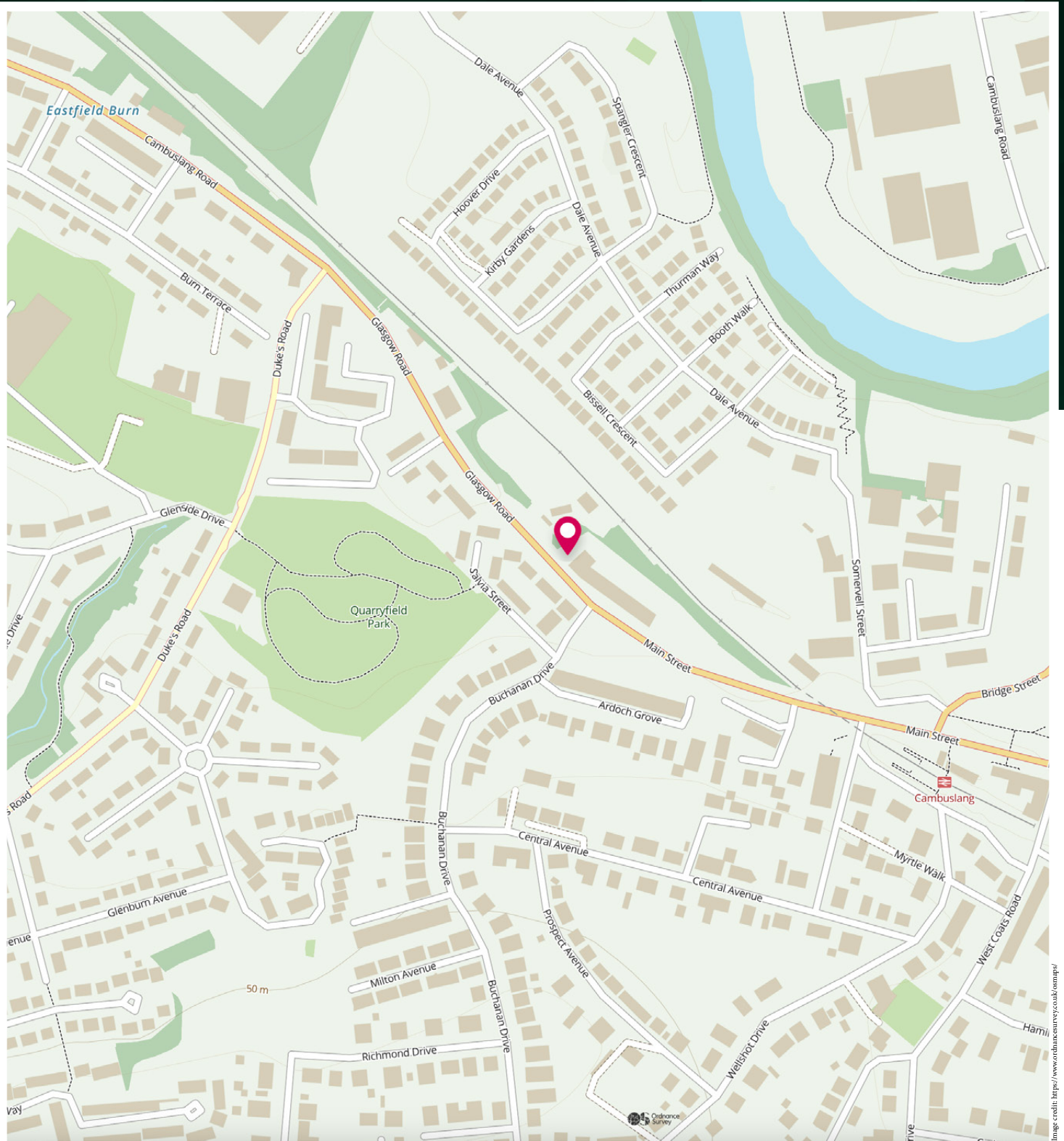
Cambuslang is an ever popular area where house builders are continually developing a range of beautiful family homes and apartments, pointing to the vibrancy and desirability of this southside location. For those with a vision and flair for their own commercial development, this could be the ideal place. The 'entry level' price-point makes it an affordable development opportunity for many developers/entrepreneurs. Early viewing is advised.





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