

lot 30

Former Gala Bingo Hall, Graham Avenue  
Clydebank, Glasgow G81 3AG

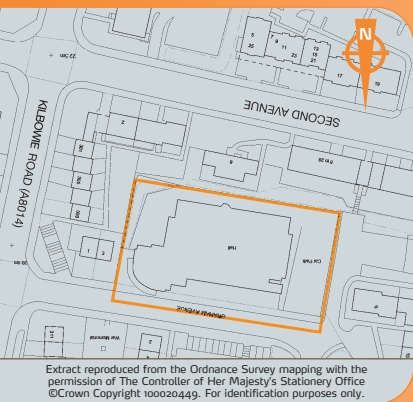
Vacant Possession

Residential Development Opportunity

- Substantial former leisure complex
- Planning consent granted for residential redevelopment
- 8 miles from Glasgow City Centre
- Residential location near local amenities such as Clydebank High School, St Stephen's Primary School, Bowling Clubs and an Empire Cinema



On the instruction of  
Anne O'Keefe and Elizabeth Mackay of **ZOLFO COOPER**



**Location**

Miles: 8 miles north-west of Glasgow City Centre  
53.9 miles west of Edinburgh  
Roads: A82, A814, M8 (Junction 30)  
Rail: Singer Rail Station  
Air: Glasgow Airport, Edinburgh Airport

**Situation**

The property is situated in a residential area of the former ship building town of Clydebank. The property benefits from excellent communication links via the A82 to Glasgow City Centre.

**Description**

The property comprises a broadly regular and level site of approximately 0.413 Hectares (1.02 Acres) upon which is built a significant former leisure building which has been previously used as a cinema, a snooker club and a bingo hall. The property is suitable for residential redevelopment.

**Planning**

Full planning permission has been granted under planning reference DCo8/161/FUL in January 2009 for the construction of 45 x 2 bedroom apartments. A copy of the planning permission is available in the legal pack.  
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Garshake Road, Dumbarton, G82 3PU.  
Telephone: 01389 738282  
Email: [contact.centre@west-dunbarton.gov.uk](mailto:contact.centre@west-dunbarton.gov.uk)

**Tenure**

Heritable.

**VAT**

VAT is not applicable to this lot.

**Tenancy and accommodation**

Use	Site Areas (Approx)		Tenant
Former Leisure	0.413 Hectares	(1.02 Acres)	<b>VACANT POSSESSION</b>
<b>Totals</b>	<b>0.413 Hectares</b>	<b>(1.02 Acres)</b>	

**For further details please contact:**

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