

Glasgow Office Market



Q2 2024 Updated Quarterly, our dashboards provide a concise synopsis of activity in the UK regional office markets

Occupational

Demand

| | | | | |
|------------------|--------------------|------------------------------|----------------------------------|---------------|
| Take up sq ft | Number of Deals | Most Active Sector | Grade A Availability sq ft | Vacancy Rate |
| 156,611 | 46 | Professional Services | 779,500 | 10.88% |

Note: all figures of city centre

Supply

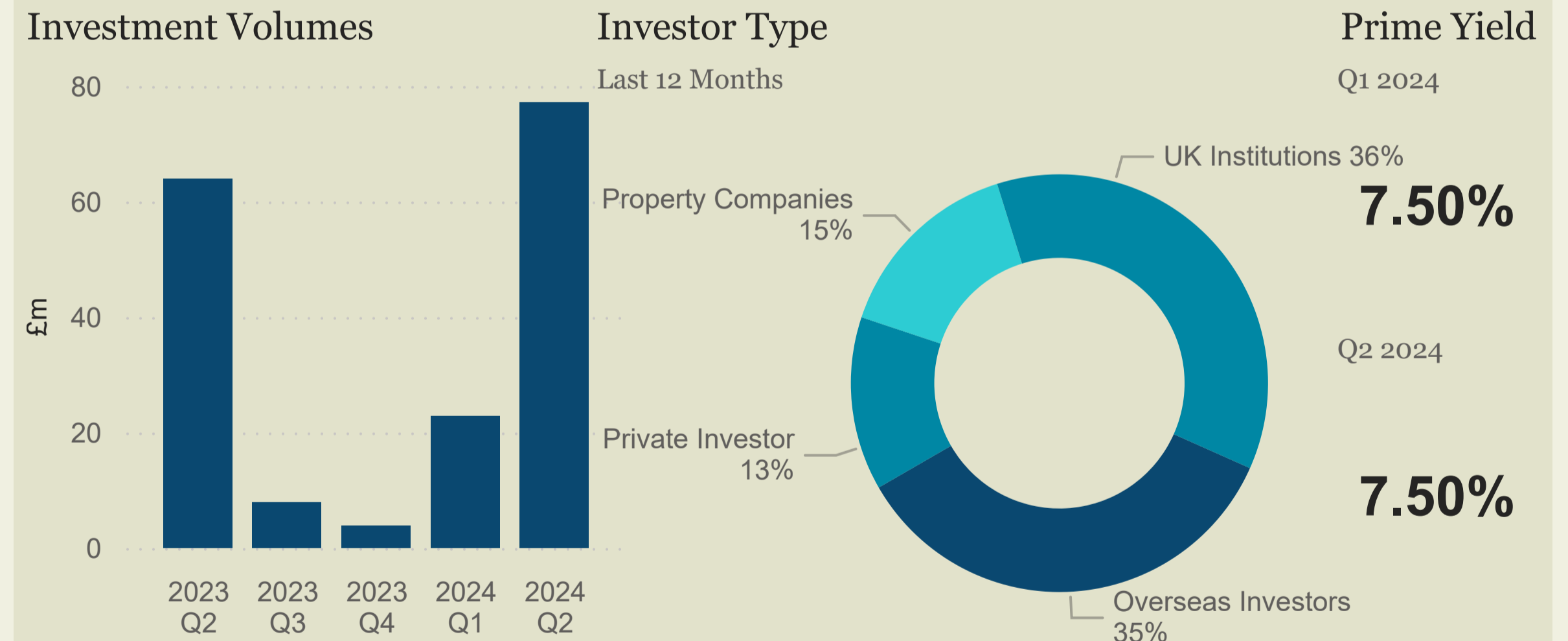
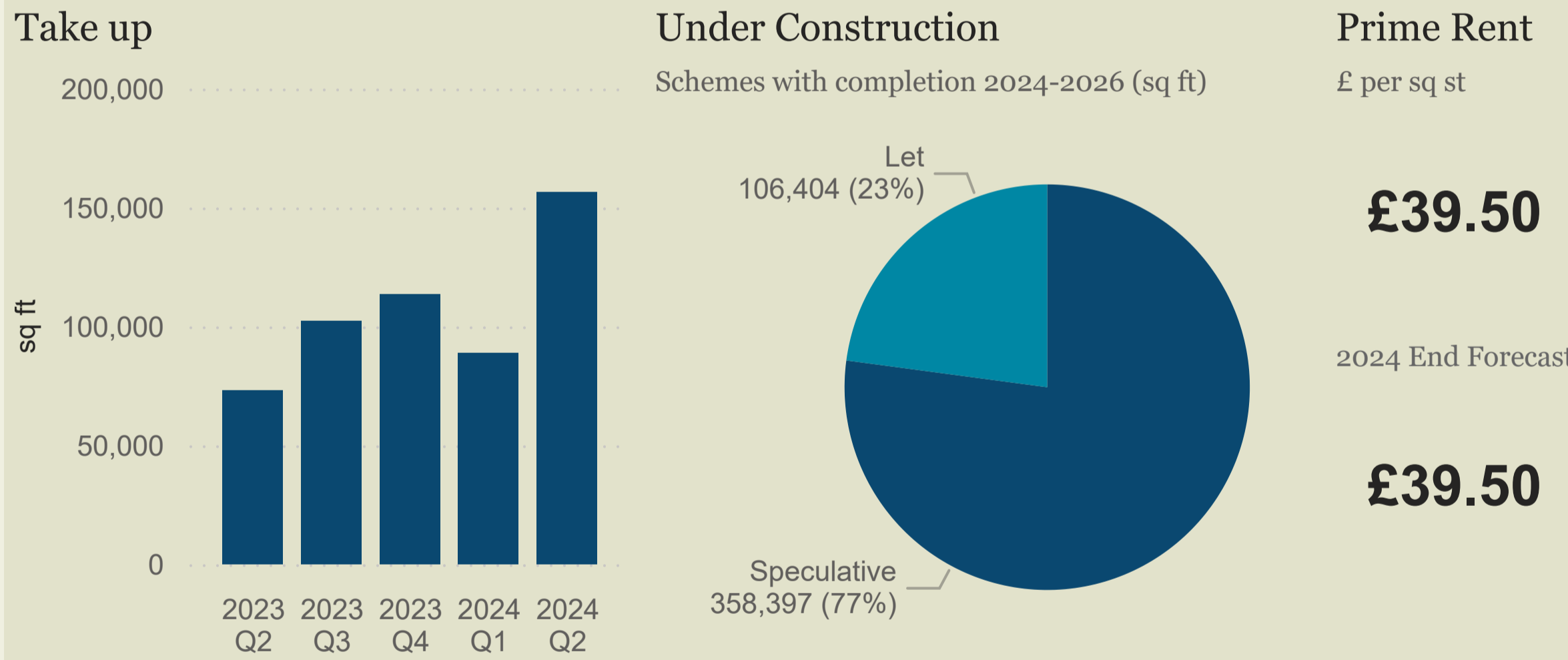
Investment

Activity

| | | | | | |
|---------------|---------------------------|--------------------|----------------------|---------------|--------------------------|
| Volumes £m | Qtr vs 10-Year Average | Number of Deals | Prime City Centre | Prime OOT | Forecast Total Return |
| £77.20 | +25% | 7 | 7.50% | 10.00% | 4.8% |

(PA 2024-2028)

Yields



| Headline Transaction | Building | Occupier | Size (sq ft) |
|----------------------|----------------------------|--------------------|---------------|
| (Sub-lease) | 177 Bothwell Street | HFD Offices | 24,864 |

| Headline Transaction | Building | Price | Purchaser | Vendor |
|----------------------|-----------------------------|---------------|-------------------------------|----------------|
| | 1 West Regent Street | £45.8m | Corum Asset Management | M&G |

Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members' names of Knight Frank LLP may be inspected at our registered office.



John Rae
Partner, Glasgow, Commercial
+44 141 566 6029
john.rae@knightfrank.com



Douglas Binnie
Partner, Glasgow Commercial
+44 141 566 0885
douglas.binnie@knightfrank.com



Darren Mansfield
Partner, Commercial Research
+44 207 861 1246
darren.mansfield@knightfrank.com