



SITES AVAILABLE FOR INDUSTRIAL OR
BUSINESS DEVELOPMENTS
AS AT 31 MARCH 2023

Neighbourhoods, Regeneration
and Sustainability (NRS)
Glasgow City Council
231 George Street
Glasgow G1 1RX

SITES AVAILABLE FOR INDUSTRIAL OR BUSINESS DEVELOPMENTS

1. INTRODUCTION

This document lists sites identified as having potential for industrial or business use within Economic Development Areas (as defined by the City Development Plan). It includes mainly sites greater than 0.4 of a hectare (1 acre) although some smaller sites are included particularly where the site is being actively marketed or has planning permission. It does not include sites within the City Centre which contains opportunities for a range of uses. The sites have been categorised in terms of availability/ suitability (see below).

2. SITE CATEGORISATION

In order to ensure consistency with neighbouring Planning Authorities the sites have been categorised as follows:-

A: LAND AVAILABLE FOR INDUSTRY AND BUSINESS PURPOSES

In essence this category consists of sites where land is currently available for development and was formerly identified as:

CONFIRMED MARKETABLE - sites with no known servicing issues that are in regionally accessible locations and which are therefore considered readily available and marketable;

POTENTIAL MARKETABLE - sites in regionally accessible locations that require promotion, appearance, servicing or ownership improvements. These sites are considered potentially marketable and serviceable.

REMAIN IN INDUSTRY - sites in established industrial areas for which there is likely to be local demand.

B: SPECIALISED SITES

Sites with unique circumstance or specific locational need.

C: LAND IN USE FOR INDUSTRIAL/BUSINESS PURPOSES BUT WITHOUT PHYSICAL DEVELOPMENT

Sites that are in use but without any physical development or buildings associated with the use, most normally for storage of materials that can relatively quickly be cleared from the site to allow for its re-development. The land therefore has the potential to become readily available for industrial development should the current use cease.

D: REVIEW TO OTHER USE

Sites that have previously been identified as 'Land Available for Industry and Business Purposes' but which have subsequently been identified, but not yet developed, for an alternative use – most normally via planning permission. They therefore potentially remain available for industrial and business use.

Note: All sites are considered available for industrial and business uses but categories B, C and D are useful for monitoring purposes as they acknowledge characteristics which may impact the eventual development of the site for industrial and business purposes such as having a specific purpose, being in undeveloped use already, and anticipating a competing use.

3. MAPS

The online mapping application can be used to view the locations of the industrial land supply [here](#):

The map application allows for searches by address or by site reference. For example, to find a site please click the small arrow to the left of the search box and select Industrial/Business Land Supply 2023, then enter the site reference shown in the following tables.

CONTACT: GAIL STEWART - gail.stewart@glasgow.gov.uk

Multi Member Wards

14 Drumchapel/Annieisland

15 Maryhill

16 Canal

13 Garscadden/Scotstounhill

17 Springburn/Robroyston

23 Partick East/Kelvindale

12 Victoria Park

11 Hillhead

21 North East

10 Anderston/City/Yorkhill

22 Dennistoun

05 Govan

18 East Centre

04 Cardonald

09 Calton

20 Baillieston

06 Pollokshields

08 Southside Central

19 Shettleston

07 Langside

02 Newlands/Auldburn

03 Greater Pollok

01 Linn



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**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 2

Newlands / Auldburn

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA	PROPOSED USE/ COMMENT
139805	Thornliebank Ind. Estate	Available for Industry or Business	0.76	254076 659180	Thornliebank Industrial Estate <i>Economic Development Area</i>	
139807	Thornliebank Ind. Estate	In Use for Ind/Bus - No Physical Dev	0.45	254162 659201	Thornliebank Industrial Estate <i>Economic Development Area</i>	3/23 - Full PP for Class 5/6 Development (22/00552/FUL). Fence erected and in use for storage of equipment (Akela Group)

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 3

Greater Pollok

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA	PROPOSED USE/ COMMENT
138401	Darnley Industrial Estate	In Use for Ind/Bus - No Physical Dev	0.37	253045 660064	Darnley Industrial Estate <i>Economic Development Area</i>	3/04 Site in temporary use for Ind/Bus
139513	Darnley Mains	Review to Other Use	1.37	253359 658918	Darnley Mains <i>Economic Development Area</i>	3/21 - Remainder of site proposed for neighbourhood facilities

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 4 Cardonald

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA	PROPOSED USE/ COMMENT
137102	Johnstone Ave, Hillington IE	Available for Industry or Business	0.93	252681 665530	Hillington Industrial Estate <i>Area of Citywide Economic Importance</i>	Within Hillington SPZ
137303	Hepburn Rd/Nasmyth Rd South, Hillington	Available for Industry or Business	0.89	252628 665163	Hillington Industrial Estate <i>Area of Citywide Economic Importance</i>	Within Hillington SPZ
137802	Hepburn Rd/Johnstone Ave, Hillington IE	Available for Industry or Business	2.60	252703 665275	Hillington Industrial Estate <i>Area of Citywide Economic Importance</i>	Within Hillington SPZ
138002	Cardonald Park (Plot 1)	Available for Industry or Business	0.45	252922 665361	Cardonald Park <i>Economic Development Area</i>	Full PP for Class 5 Use 19/00709/FUL
138004	Cardonald Park (Plot 3)	Available for Industry or Business	1.71	252919 665129	Cardonald Park <i>Economic Development Area</i>	Full PP for Class 5/6 Dev
138010	Cardonald Park (Plot 4)	Available for Industry or Business	0.42	253298 664847	Cardonald Park <i>Economic Development Area</i>	
163701	Carnegie Road	Available for Industry or Business	0.83	252442 664927	Hillington Industrial Estate <i>Area of Citywide Economic Importance</i>	Within Hillington SPZ

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023** Ward: **5 Govan**

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA IPG3 Category	PROPOSED USE/ COMMENT
134602	Linthouse/Holmfauld Rd.	Available for Industry or Business	1.86	254105 666183	Shieldhall <i>Economic Development Area</i>	3/23 - Full PP for Class 4 Unit Within Glasgow Riverside Innovation District (GRID) - Clyde Waterfront Innovation Campus
136701	Pacific Quay (Plot 1)	Available for Industry or Business	0.47	256656 664931	Pacific Quay/Creative Clyde <i>Strategic Economic Investment Location</i>	Strategic Economic Investment Location (SEIL) within GRID and Creative Clyde Enterprise Zone; Full App for Mixed Use Inc Residential and Class 4 Offices (20/00548/PPP)
136702	Pacific Quay (Plot 2)	Available for Industry or Business	3.16	256272 664932	Pacific Quay/Creative Clyde <i>Strategic Economic Investment Location</i>	SEIL within GRID and Creative Clyde Enterprise Zone;
145201	Scotland St / Shields Rd	In Use for Ind/Bus - No Physical Dev	2.73	257728 664071	Tradeston <i>Economic Development Area</i>	In use by Graham Construction for processing of demolition material
162601	Helen St	Available for Industry or Business	0.94	255095 664749	Helen Street/Loanbank Industrial Estate <i>Economic Development Area</i>	3/23 - PPinP for Drive thru on part of site
163001	Hardgate Road	Available for Industry or Business	3.15	253222 665733	Shieldhall <i>Economic Development Area</i>	Affected by PPP for Active Travel/Bus Link (19/00169/PPP)
163801	Holmfauld Road	Available for Industry or Business	2.07	254284 666044	Shieldhall <i>Economic Development Area</i>	Within Glasgow Riverside Innovation District (GRID) - Clyde Waterfront Innovation Campus



INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023

Ward: 6 Pollokshields

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA	PROPOSED USE/ COMMENT
153201	Barfillan Dr	Available for Industry or Business	0.86	254301 664388	Craigton Industrial Estate <i>Economic Development Area</i>	

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023** Ward: 9 Calton

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
119202	Swanston St/French St	Review to Other Use	0.33	261020 663117		3/21 - Deallocated from IndBus. Zoned for Residential in Clyde Gateway Masterplan
119203	Swanston St/French St	Review to Other Use	0.78	260890 663141	Clyde Gateway Swanston Street <i>Strategic Economic Investment Location</i>	3/21 - Deallocated from IndBus. Zoned for Residential in Clyde Gateway Masterplan
120301	Cotton St	In Use for Ind/Bus - No Physical Dev	0.23	261130 662785	Clyde Gateway Swanston Street <i>Strategic Economic Investment Location</i>	Strategic Economic Investment Location (SEIL)
120701	College Business Park	Available for Industry or Business	1.11	259979 665152	College Business Park/Wellpark <i>Economic Development Area</i>	Full Application for Mixed Used Development (Housing and Offices) (21/00543/FUL)
123501	Duke St/Netherfield St	Available for Industry or Business	1.48	262030 664889	Glenpark/Duke Street <i>Economic Development Area</i>	
164001	Old Dalmarnock Road/Dunn St/Poplin St	Available for Industry or Business	1.10	261149 663328	Clyde Gateway Swanston Street <i>Strategic Economic Investment Location</i>	3/23 - Western part of site developed for Class 4/5/6 units (See 164004 - 18/0118/FUL)
164201	Clyde Gateway/Dora Street	Available for Industry or Business	0.76	260934 663229	Clyde Gateway Swanston Street <i>Strategic Economic Investment Location</i>	3/23 - Site increase to include entire vacant site. (PP - 18/02322/FUL- Mixed Use Development 4/5/6). See also 164101 - Developed for 4/5/6 March 2023

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 9 Calton

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
164301	Reid Street/Colvend Street	Available for Industry or Business	2.26	260880 663022	Clyde Gateway Swanston Street <i>Strategic Economic Investment Location</i>	Strategic Economic Investment Location (SEIL), Landscaping and SUDS completed - Most recent masterplan shows this increased area for Business Use.



INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023 Ward: 10 **Anderston/City/Yorkhill**

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
163401	Central Quay	Available for Industry or Business	1.01	257849 665184	Finnieston <i>Economic Development Area with Potential for Managed Change</i>	3/23 - new PAN submitted for mixed development (no other detail available)



INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023

Ward: 11 Hillhead

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
108501	Sawmillfield St	Available for Industry or Business	0.26	258765 666859	Garscube Industrial Estate <i>Economic Development Area</i>	App for Residential Development refused - Appeal



INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023 Ward: 14 Drumchapel/Anniesland

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
161801	Dalsetter Ave/Garscadden Rd (Plot1)	Available for Industry or Business	1.09	252158 670803	Drumchapel <i>Economic Development Area</i>	Site restricted to Class 4 use by outline permission 98/00050/DC
161804	Dalsetter Ave/Garscadden Rd (Plot 2)	Available for Industry or Business	1.02	252058 670806	Drumchapel <i>Economic Development Area</i>	
164401	Netherton Road	Available for Industry or Business	0.29	254388 669838	Anniesland Industrial Estate <i>Economic Development Area with Potential for Managed Change</i>	3/23 - New site within existing Industrial Estate

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**Ward: **15 Maryhill**

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
100211	W of Scotland Science Park	Available for Industry or Business	0.48	256019 670425	West of Scotland Science Park <i>Strategic Economic Investment Location</i>	3/23 - Full App for Class 4 (22/00769/FUL) Strategic Economic Investment Location (SEIL)
100212	W of Scotland Science Park	Available for Industry or Business	0.28	256159 670408	West of Scotland Science Park <i>Strategic Economic Investment Location</i>	3/23 - Full Application for ext to Class 4 (22/02350/FUL) Strategic Economic Investment Location (SEIL)
100215	W of Scotland Science Park	In Use for Ind/Bus - No Physical Dev	0.10	256194 670391	West of Scotland Science Park <i>Strategic Economic Investment Location</i>	3/19 - Site in Temp Use (5 years) Strategic Economic Investment Location (SEIL)

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 16 Canal

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
112401	Eagle St/Borrton St	Available for Industry or Business	0.50	259136 667017		Within Canal and North Gateway Regeneration Area; Full PP for Class 4 Business Units (02/00834/DC)
112402	Eagle St/Borrton St	Available for Industry or Business	0.57	259094 666941		Within Canal and North Gateway Regeneration Area; Full PP for Class 4 Business Units (02/00834/DC)
112404	Eagle St/Borrton St	Review to Other Use	0.24	258943 666966		3/21 - Hland Site within Canal and North Gateway Regeneration Area; Full App for Residential Development (20/00895/FUL)
113901	Carlisle St/Cowlairs Industrial Estate	Available for Industry or Business	5.40	259894 667603	Cowlairs Industrial Estate <i>Economic Development Area</i>	PPinP for Mixed use inc housing and Class 4 Offices (20/01252/PPP)

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 17 Springburn / Robroyston

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
111701	Robroyston Rd	Available for Industry or Business	2.52	263452 668203	Robroyston Nova Technology Park <i>Strategic Economic Investment Location</i>	Strategic Economic Investment Location (SEIL)
114901	Atlas Industrial Estate	Available for Industry or Business	0.11	260929 667386	Atlas Industrial Estate <i>Economic Development Area</i>	

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 19 Shettleston

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
126202	Parkhead Forge/Shettleston Rd	Available for Industry or Business	0.50	263182 664409	Shettleston Road <i>Economic Development Area</i>	Full PP for Ind Dev (10/02112/DC - Partially Implemented)
129911	Cambuslang Inv. Pk.(Site 4)	Available for Industry or Business	0.74	264510 662230	Cambuslang Investment Park <i>Area of Citywide Economic Importance</i>	
130502	Cambuslang Inv. Pk.(Site11)	Available for Industry or Business	1.29	264397 661396	Cambuslang Investment Park <i>Area of Citywide Economic Importance</i>	
130808	Cambuslang Inv. Pk. (14-17)	Available for Industry or Business	1.16	263760 661751	Cambuslang Investment Park <i>Area of Citywide Economic Importance</i>	3/23 - Full PP for Class 4/5/6 (22/01029/FUL)
158501	Cambuslang Inv Pk (Site1)	Available for Industry or Business	2.15	263467 662773	Cambuslang Investment Park <i>Area of Citywide Economic Importance</i>	3/23 - Full Applications for Class 4/5/6 Developments (3 Plots - 22/02843FUL, 22/02844FUL, 22/02845/FUL)
163601	Kenmuir Road	Available for Industry or Business	6.60	265689 662376	London Road/Carmyle Avenue <i>Economic Development Area</i>	

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023** Ward: 20 Baillieston

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
129101	Queenslie Ind. Estate	Available for Industry or Business	0.72	265486 665978	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	3/19 - Tilstone Masterplan for Mixed Use (17/02183/DC)
129102	Queenslie Ind. Estate	Available for Industry or Business	2.04	265761 665853	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	
129201	Queenslie Ind. Estate	Available for Industry or Business	0.55	265289 665594	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	3/23 - MSC for Class 4/5/6 Units (22/02198/MSC) (Phase 1)
129401	Queenslie Ind. Estate	Available for Industry or Business	1.25	265282 665427	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	3/19 - Tilstone Masterplan for Mixed Use (17/02183/DC)
129602	Queenslie Industrial Estate	Available for Industry or Business	0.61	265434 665685	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	3/19 - Tilstone Masterplan for Mixed Use (17/02183/DC)
133501	Glasgow Business Park	Available for Industry or Business	3.88	267321 665206	Glasgow Business Park <i>Area of Citywide Economic Importance</i>	3/23 - Full PP for Class 6 Unit (north site) PPinP for Class 6 Unit (south)
133512	Glasgow Business Park	In Use for Ind/Bus - No Physical Dev	0.94	267951 665122	Glasgow Business Park <i>Area of Citywide Economic Importance</i>	3/21 - In use for Storage of Motor Vehicles.
152301	Queenslie Industrial Estate	Available for Industry or Business	0.34	265274 665874	Queenslie Industrial Estate <i>Area of Citywide Economic Importance</i>	3/19 - Tilstone Masterplan for Mixed Use (17/02183/DC)

**INDUSTRIAL AND BUSINESS SITES AVAILABLE FOR DEVELOPMENT - 31 MARCH 2023**

Ward: 22 Dennistoun

REF No	LOCATION	CATEGORY	AREA (ha)	GRID REF	CDP3 - ECONOMIC DEVELOPMENT AREA <i>IPG3 Category</i>	PROPOSED USE/ COMMENT
115503	Blochairn Ind Estate	Available for Industry or Business	0.63	261591 666598	Blochairn Industrial Estate <i>Area of Citywide Economic Importance</i>	
115801	Blochairn Ind Estate	Available for Industry or Business	1.25	261627 666379	Blochairn Industrial Estate <i>Economic Development Area</i>	
116201	Provan Gas Works	Available for Industry or Business	21.66	262153 666675	Blochairn Industrial Estate <i>Economic Development Area</i>	3/23 - Full Application for construction of prison (22/03209/MS)
116303	Paton St	Available for Industry or Business	0.23	261935 665142	Glenpark/Duke Street <i>Economic Development Area</i>	
116401	Paton St	Available for Industry or Business	0.90	261803 665150	Glenpark/Duke Street <i>Economic Development Area</i>	