

Profitable West End Coffee Shop

Glasgow Ref. 2702

THE
BUSINESS SALES
AGENCY

This is a rare opportunity to acquire a well equipped and beautifully decorated profitable coffee shop in the Byres Road area of Glasgow's West End.

Viewing is highly recommended.

Byres Road is an affluent part of the West End and enjoys an active café culture with many students and professionals working from home providing a great regular customer base for sit in and takeaway trade.

Sales averaging between £5,500 and £6,000 per week split roughly 50/50 between sit-in and takeaway trade make this a profitable and easily run business.

Spacious 69m² customer area together with 45m² basement.

With its fresh décor and open plan layout this business is ideally suited to both daytime and early evening custom. The unit offers an attractive environment with seating for 26 covers inside and a further 4 outside.

The premises have restricted class 3 use.

**Rent is £3,116 per month with the lease running until 2034.
Rateable value £37,250.**

Business, leasehold interest, fixtures and fittings for sale at offers over £130,000 plus stock at valuation.

ENQUIRIES

If this opportunity is of interest to you please contact Alan Kinghorn at The Business Sales Agency on 0333 6000 888 or by email at kinghorn@businesssalesagency.com

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