



Fully Equipped Sandwich Bar Ref. 2719
27 Woodside Place, Glasgow, G3 7QL

This is an excellent opportunity to acquire this well established fully fitted sandwich bar in the popular Charing Cross area of Glasgow.

With a large number of offices and Kelvingrove Park nearby this café has a good footfall offering breakfasts, coffees, lunches, outside catering and well as deliveries.

Deceptively spacious 93m2 (982sqft) premises with customer access from both front and rear.

Leasehold interest, equipment, fixtures & fittings for sale at offers over £29,000.

VIEWING IS HIGHLY RECOMMENDED

However it is strictly by appointment through The Business Sales Agency. No approach may be made directly to the property nor should enquiries be made of any staff at the premises.

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www.businesssalesagency.com

The Business Sales Agency, 38 Queen Street, Glasgow, G1 3DX

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Ref. 2719

Type of business:

This well established and fully fitted sandwich bar is in an area densely populated with offices of mainly professional firms, local residents and visitors to Kelvingrove Park all which provide a good footfall for the unit.

This sit-in and takeaway business is ideally suited to being owner managed with limited part-time staff.

With access from front and rear it is particularly convenient for the surrounding office workers.

Staff:

This is an easily managed unit that could be run by an owner manager with limited part-time staff.

Opening hours:

This operation has usually opened 7.30am - 2.30pm Monday to Friday.

Premises:

The premises are a spacious lower ground floor unit on Woodside Place in the Charing Cross area of Glasgow with private rear parking.

At 93m² (982sqft) the unit has a large counter and seating area to the front with spacious commercial kitchen, toilet, office and ample storage to the rear.

The property has extraction from both the counter area and kitchen.

Tenure:

Leasehold. Rent £13,780 per annum. Current lease runs until 2030. Rateable value £9,700 so qualifies for 100% small business rates relief and no rates are payable.

Agents Notes: These particulars are for the general guidance of interested purchasers and lessees and do not form part of any offer or contract. All descriptions and any other details are given without responsibility on the part of The Business Sales Agency or their vendor client and any intending purchasers should not rely on them as statements or representations of fact. All intending purchasers or tenants should satisfy themselves to the correctness of all/any statements contained herein prior to making an offer by inspection or otherwise. Neither The Business Sales Agency nor their employees make or give any warranty whatsoever in relation to the business and/or property described herein.

