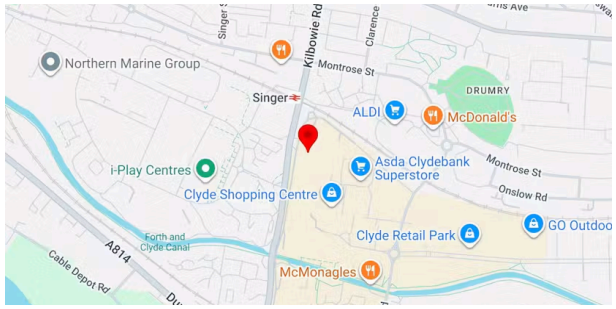


Unit 1, Upper, Clyde Shopping Centre, Clydebank, G81 2UA

A3 (Restaurants and Cafes), Cafe (A1), Hot Food Takeaway / QSR For Sale | Offers in excess of £20,000 | 500 sq ft

Well-presented café and food-to-go opportunity occupying a prominent trading position in Clyde Shopping Centre.

scottishbusinessagency.co.uk



Unit 1, Upper, Clyde Shopping Centre, Clydebank, G81 2UA

Summary

- Price: Offers in excess of £20,000
- Business rates: None payable
- Legal fees: Each party to bear their own costs

Further information

- View details on our website

Contact & Viewings

Mark Jackson
07412 968 007
mark@scottishbusinessagency.co.uk

Josh Hill
07927 076 496
josh@scottishbusinessagency.co.uk

Key Points

- Annual Rent £10,000
- Financial information available on request.
- Trading 9-4:30, Monday-Saturday
- Great location at the upper level entrance near Kilbowie Rd with significant pedestrian footfall
- Operated under management, excellent for a hands on owner

Description

BREAD is an attractive and well-presented café and food-to-go business operating from a compact 18-cover unit within Clyde Shopping Centre. The business offers a varied menu including burgers, sandwiches, baked potatoes and coffee, catering to shoppers, centre staff and passing trade throughout the day. The premises provide a practical and well-equipped trading environment and represent an excellent opportunity for an owner-operator to continue the existing concept or introduce their own offering.

Location

The business is located within Clyde Shopping Centre, a major retail and leisure destination serving Clydebank and the wider West Dunbartonshire area. The centre extends to approx 775,000 sq ft and is home to over 120 retailers and operators, including Primark, Asda, B&M, Boots, JD Sports, Home Bargains and PureGym, alongside a strong food and leisure offering including McDonald's, Nando's, Costa, Greggs, Omniplex Cinema and Tenpin.

Viewings

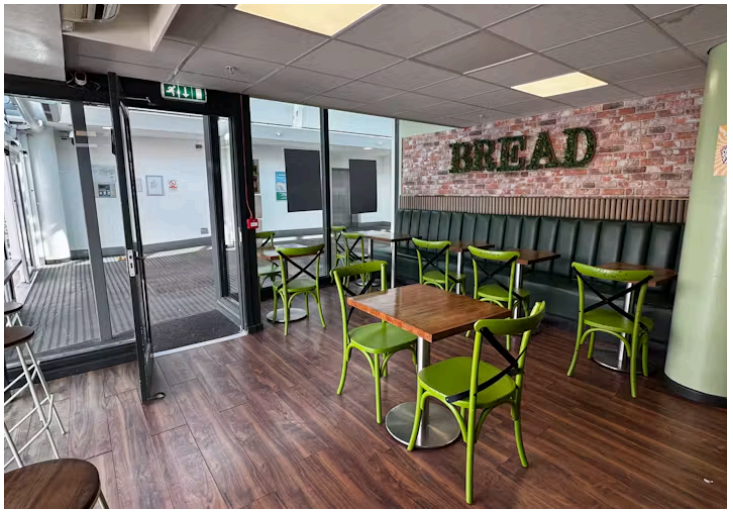
Viewings by appointment only.

Tenure

Rent is £10,000 per annum, with 4 years remaining for the purchaser (landlord can extend this if requested)

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AML: In accordance with the Money Laundering Regulations 2017, all purchasers will be required to provide proof of identity, address, and source of funds prior to any transaction proceeding. Additional information may be required for corporate entities, including details of beneficial ownership. We reserve the right to request such information at any stage.




BREAD








BREAD




BREAD
BREAKFAST
LUNCH

