



 mini moments

 **Bearsden Barber**
TURKISH STYLE
HOT TOWEL SHAVE
OPEN 7 DAYS
MON - SAT 9am - 6pm
SUNDAY 11am - 5pm

Wright & Crawford
1906
Solicitors and Estate Agents

Vivi & Co
COFFEE HOUSE AND EATERY



110 Drymen Road, Bearsden, Glasgow, G61 3RA

Retail To Let | £19,500 per annum | 520 sq ft

The Premises is located in a popular location offering a mix of national and local retailers in the affluent town of Bearsden .



Description

Extended to the rear, within a 3 storey sandstone building under a pitched and slate covered roof. The property benefits from an attractive glazed frontage which looks onto Drymen Road which carries high volumes of both vehicular and pedestrian traffic. Internally the subjects are well presented and are largely open plan with a private office / meeting room to the rear, together with an accessible toilet and tea prep.

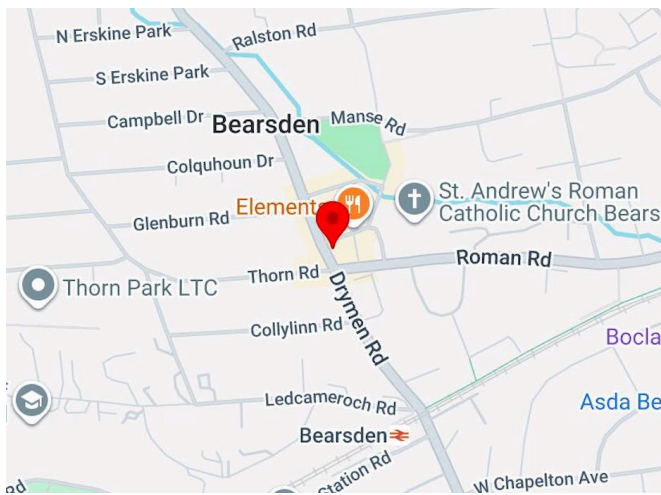
The finishes internally are a timber floor with a mix of laminate and carpet finishes. The walls are plaster and painted to a high ceiling incorporating cornicing detail. Lighting is from a mix of LED downlights and pendant fittings. The meeting room / private office incorporates glass for natural daylight. To the rear the ceiling changes to a lowered suspended ceiling with integrated LED downlights.

Location

The subjects are situated in the affluent East Dunbartonshire town of Bearsden, approximately 5 miles to the northwest of Glasgow. The area is well-served by a number of bus routes and Bearsden Train Station, which is located a short distance away. Bearsden Cross is an established retailing location offering a mix of national and local retailers together with an excellent range of restaurants and coffee shops making it a popular destination.

Surrounding occupiers include Vivi & Co, JHC Suttie Pharmacy, Mini Moments Gifts, Bearsden Barber, Hillhart Coffee Co, Okome Sushi, Greggs and M&S





Summary

- Rent: £19,500 per annum
- Business rates: £8,850 per annum
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- Lease: New Lease

Further information

- [View details on our website](#)
- [View Microsite](#)

Contact & Viewings

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Accommodation

Name	sq ft	sq m	Availability
Ground	520	48.31	Available
Total	520	48.31	

Terms

Our client is inviting rental offers in excess of £19,500 per annum.

Business Rates

RV: £18,400 (effective 1st April 2026)
Payable: £8,850

Anti Money Laundering Regulations

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 came into force on the 26th June 2017. This now requires us to conduct due diligence not only on our client but also on any purchasers or occupiers.

Once an offer has been accepted, the prospective purchaser(s)/occupier(s) will need to provide, as a minimum, proof of identity and residence and proof of funds for the purchase, before the transaction can proceed.

EPC Certificate

A copy of the Energy Performance Certificate can be made available on request .

