

# TO LET



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**East Dunbartonshire Council**

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## **27 NEW KIRK ROAD** BEARSDEN G61 3SJ



- Property extends to approximately 63.05sq metres (ITZA)
- Town Centre Location
- £19,500 per annum
- Tenancy Application available on request.

**27 New Kirk Road, Bearsden**

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## LOCATION

The subjects are located on New Kirk Road, Bearsden, centrally located on the town's main retail thoroughfare. The town centre provides a range of services and amenities including Marks & Spencers, cafes, restaurants and hairdressers.

Bus services are also available from the town centre with direct routes to Glasgow City Centre.

## DESCRIPTION

The retail unit occupies the ground floor of a brick built residential block in a retail area of Bearsden.

## ACCOMMODATION

The accommodation extends to approx 63sqm (678sqft) ITZA.

## SERVICES

The subjects benefit from mains electricity and water.

## RATEABLE VALUE

The rateable value for the subjects with effect from 12 April 2017 is £16,600.

## RENT / LEASE TERMS

The subjects are offered on a Full Repairing and Insuring lease at an annual rental of £19,500 per annum. Any interested party should request a Tenancy Application from the Council's Estates Service and return this before 12 noon on Friday 16<sup>th</sup> December 2022.

## VAT

No additional VAT chargeable.

## LEGAL AND PROFESSIONAL FEES

Both parties to meet their own legal and professional fees associated with the preparation of the lease agreement, including all outlays and registration dues if applicable.

## VIEWING / FURTHER INFORMATION

Strictly by appointment with:

Fiona McLay  
Professional Services Surveyor  
East Dunbartonshire Council  
Broomhill Depot  
Kilsyth Road  
Kirkintilloch  
G66 1TF

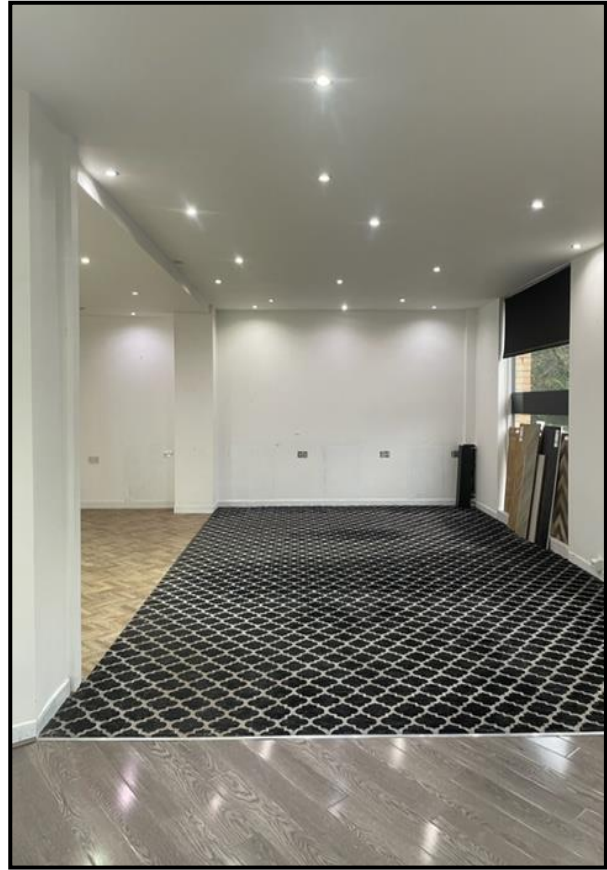
Tel: 0141 574 5589

Fax: 0141 574 5555

E-Mail: [Fiona.mclay@eastdunbarton.gov.uk](mailto:Fiona.mclay@eastdunbarton.gov.uk)

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## INTERNAL PHOTOGRAPHS



## LOCATION PLANS



The above particulars are believed to be correct but are supplied for information only and their accuracy cannot be guaranteed. They are not deemed to form any contract which may be entered into. In supplying these particulars East Dunbartonshire Council is not issuing instructions and will not, therefore, bear any liability for agents or other fees. East Dunbartonshire Council does not bind itself to accept the highest or any offer.

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East Dunbartonshire Council, Broomhill Depot, Kilsyth Road, Kirkintilloch G66 1TF

**FOR FURTHER DETAILS PLEASE CONTACT US, VISIT OUR WEBSITE  
OR FOLLOW US ON TWITTER**

**Phone: 0300 1234510**



**Fax: 0141 574 5555**



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