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whitelaw baikie figes

property details

CITY CENTRE
RETAIL INVESTMENT
FOR SALE

8 RENFIELD STREET
GLASGOW G2 5AL



Location

The property is located on the east side of Renfield Street in Glasgow City Centre. Adjacent occupiers include Yorkshire Building Society, Greggs, Taco Mazama, Burger King, Admiral Amusements and the Drum & Monkey Public House.

The property is situated just off of Gordon Street, the main pedestrian thoroughfare linking Central Station through to prime Buchanan Street.

Accommodation

The premises comprise a ground floor and basement unit within a traditional tenement building.

From our inspection we calculate the premises to provide the following areas and dimensions:

Gross Frontage:	21' 2"	(6.45m)
Net Frontage:	18' 8"	(5.69m)
Ground Floor Sales:	1,193ft²	(110.83m²)
Basement Storage:	1,102ft²	(102.38m²)
ITZA	948 units	

Tenant

The premises are let as an unlicenced convenience store to Renfield Convenience Ltd for a term of 15 years commencing 20th May 2024 on an FRI basis subject to 5 yearly rent reviews and a tenant break option in year 10. The lease is supported by a Personal Guarantee for the entire term. The commencing rent of £35,000 pax equates to £36.92/A based on our areas.

Price

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Offers in excess of £350,000 exclusive are sought for our clients heritable interest. A purchase at this level would represent a yield of 9.3% assuming purchasers costs of 6.75%.

VAT

VAT will be payable on the purchase price.

Legal Costs / Entry

Each party will be responsible for their own legal costs. Entry on completion.

Rating

We understand from the Assessors website the property is entered in the Valuation Roll as follows: -

Rateable Value (25/26):	£28,250
Estimated Rates Payable (25/26):	£13,814

Energy Performance Certificate

The subjects have a rating of 'E' a copy of the Certificate is available upon request.

Money Laundering Regulations

To comply with Money Laundering Regulations, we are legally required to undertake due diligence on prospective purchasers which will at a minimum include proof of identity/address and funding. Applicable documentation will therefore be required on agreement of Heads of Terms.

Whitelaw Baikie Figes. Chartered Surveyors 81 St Vincent Street Glasgow G2 5TF
t.0141 221 6161 f.0141 204 3335 www.wbf.co.uk

To review our services visit www.wbf.co.uk

Viewing/Further Information

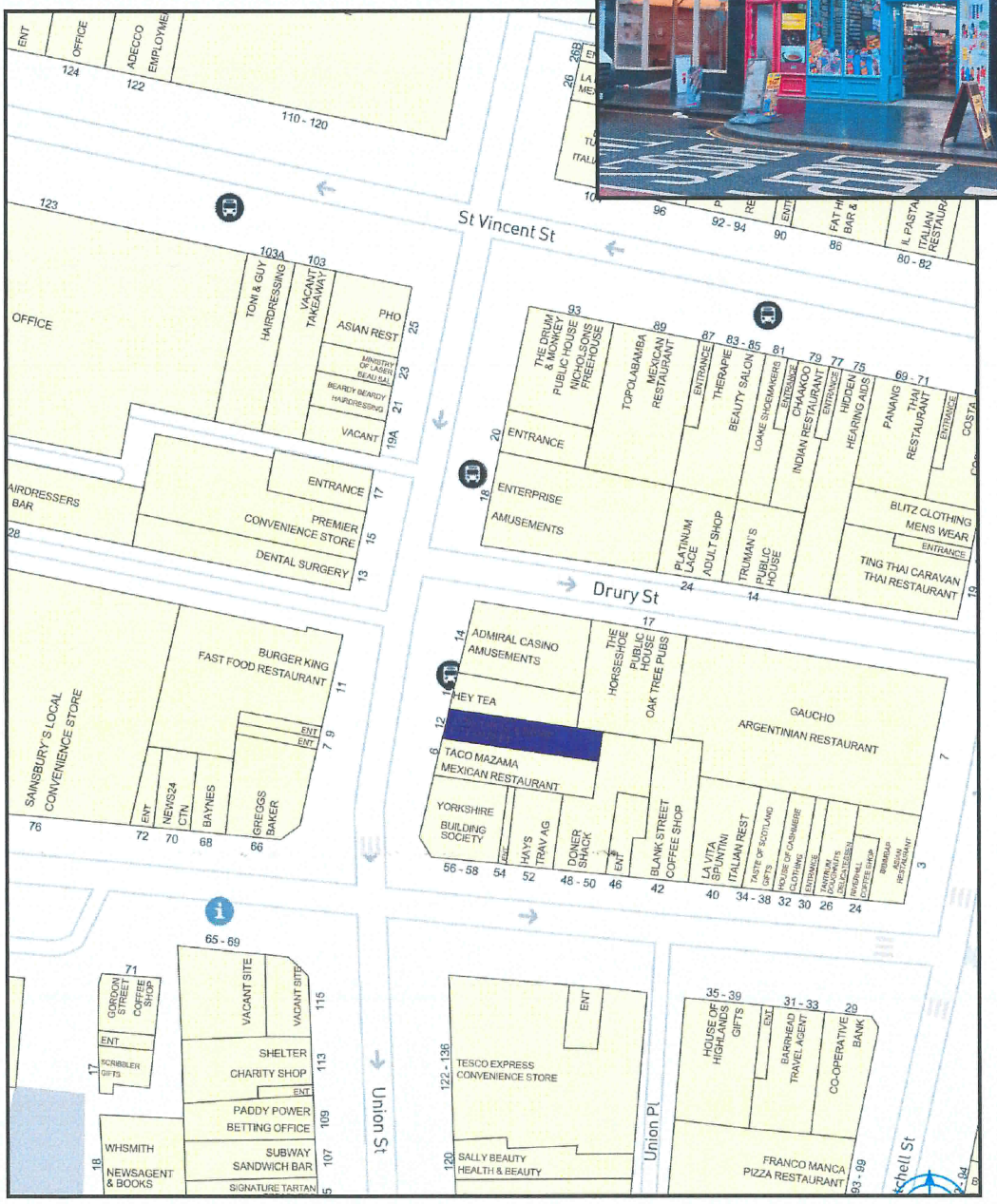
For further information please contact the sole agents;
Whitelaw Baikie Figes

Tel: 0141 221 6161

Contact: Graham Figes / Colette Brough
Email: graham@wbf.co.uk / colette@wbf.co.uk



Location Plan



Details updated: 29th October 2026

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The information contained within these particulars has been checked, and unless otherwise stated, is understood to be materially correct at the date of publication. After these details have been printed, circumstances may change outwith our control.

Whitelaw Baikie Figes for themselves and for the vendors or lessors of this property whose agents they are give notice that:

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