

TO LET

PRIME RETAIL UNIT EDINBURGH

Unit 53, Gyle Shopping Centre EH12 9JY



Key Highlights

- Located just off the Edinburgh city bypass.
- 8.5 million visitors per year and parking for 2,800 cars.
- Over 350,000 sq ft of retail accommodation.
- Recently completed a £2.5m refurbishment.
- Anchored by **Marks & Spencer** and **Morrisons**.
- Other occupiers include **Next, River Island, New Look, JD Sports, WH Smith** and **Holland & Barrett**.

SAVILLS EDINBURGH
Wemyss House, 8 Wemyss Place
EDINBURGH EH3 6DH

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savills.co.uk

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Accommodation

The property is arranged over ground floor only, comprising the following approximate NIA:

Ground Floor 1,499 sq ft 139.26 sq m

Rent

On request.

Tenure

The property is available on a new FRI lease incorporating 5 yearly rent reviews.

Service Charge

Approx £13,820 per annum.

Rates

Rateable Value: £82,200
UBR (2022/23): £0.511
Rates Payable: £42,004 pa

(Interested parties are advised to make enquiries with the Local Authority.)

Legal Costs

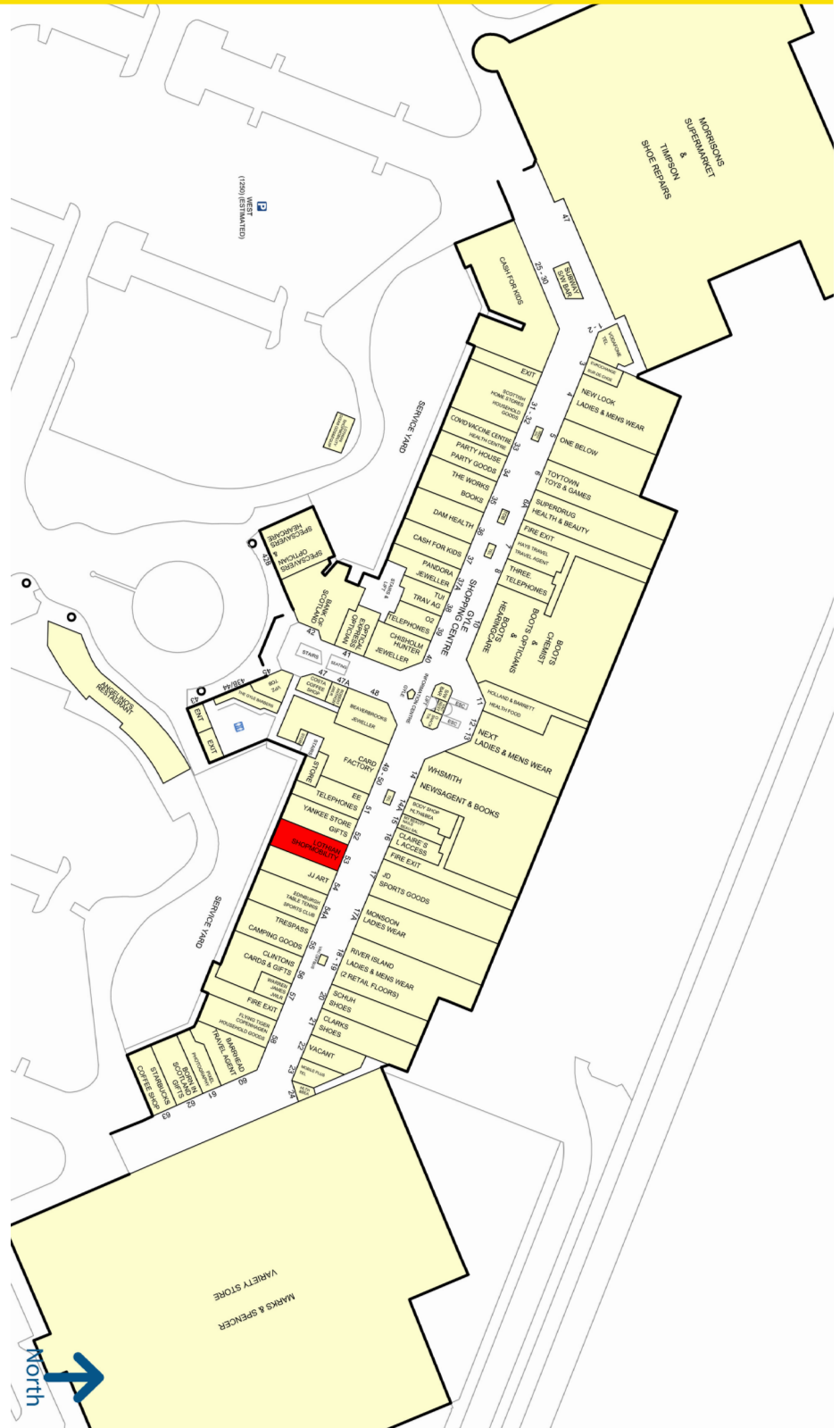
Each party to be responsible for their own legal and professional costs incurred in this transaction.

EPC Rating

Rated G - Full Energy Performance Certificate available on request.

Further Information and Viewing

Further information is available upon request. Viewing is strictly by appointment with Savills.



Contact

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