

STONEHAVEN | SLUG ROAD AB39 3SS

PROPOSED RETAIL DEVELOPMENT TO LET - UP TO 40,365 SQ FT CLASS 1 RETAIL



- Planning consent for Class 1 Retail – granted.
- 50 bedroom hotel and restaurant – proposed.
- 500 residential units proposed (100 built) within estate.
- Ury House – Luxury Hotel / Spa / Golf course – under construction.



Location

Stonehaven is located 15 miles south of Aberdeen and has a resident population of circa 12,000 people. The town benefits from its excellent access to the A90 motorway connecting the town north to Aberdeen and south to Dundee, Perth and Edinburgh. The site has a catchment population of circa 45,000 people within a 20 minute drive time.

Site access is provided from a newly formed roundabout on Slug Road, with a main road entering Ury Estate along the northern edge of the site. The main road will connect with the B979 junction allowing access to the A90 and the new Aberdeen Western Peripheral Route which is due to be completed by Spring 2018.

Description

Planning consent has been received for the development of 3,750m² (40,365 sq ft) class 1 retail floor space together with 300 car parking spaces. This can be sub-divided to tenants' requirements and specification.

Intimation of Interest

Interested parties are advised to note their interest to the sole letting agents.

Lease Terms

Our client is seeking offers for the retail space as a whole or on a sub-divided basis.

Legal Costs

Each party to be responsible for their own legal costs incurred during the transaction. For the avoidance of doubt the ingoing tenant will be responsible for Land and Buildings Transaction Tax (LBTT), registration duties and any VAT payable thereon.

Planning

The site has been granted planning permission for a 3,750m² (40,365 sq ft) Class 1 retail floor space and a 50 bedroom hotel and restaurant.

Parties who wish to make their own detailed planning enquiries should contact Aberdeenshire Council using Application No. (Ref: APP/2015/3716).

Further Information

Further information is available to interested parties via a data room which has been established. Details available on request.

Viewings

Strictly by prior arrangement with Eric Young & Co - 0131 226 2641.

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