

# Redpath Bruce



**FOR SALE**  
**CITY CENTRE RETAIL INVESTMENT**  
**43 UNION STREET, GLASGOW**

**OFFERS OVER £500,000**

- Passing Rent of £58,000 per annum (£46.84psf Zone A)
- Net Initial Yield of 10.96% after costs at 5.8%
- FRI Lease expiring 31 July 2019 (tenant break at 31 July 2014)
- Let to Games Station Limited - Dun and Bradstreet Rating 5A1
- Top performing unit in Union St for over 9 years
- Low Capital Value per square foot of £188

Redpath Bruce LLP Chartered Surveyors

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