

Redpath Bruce



FOR SALE
CITY CENTRE RETAIL INVESTMENT
47 / 53 UNION STREET, GLASGOW

OFFERS OVER £500,000

- Passing Rent of £50,000 per annum (£28.63psf Zone A)
- Net Initial Yield of 9.46% after costs at 5.8%
- FRI Lease expiring 9 October 2026 (tenant break on 9 October 2021)
- Rent reviewed to the higher of OMV or £52,500pa at year 5
- Minimum Reversionary Yield of 9.92% at first review
- Strong covenant with over a decade trading history in this location

Redpath Bruce LLP Chartered Surveyors

103 West Regent Street, Glasgow G2 2DQ Tel: 0141 332 9041 Fax: 0141 333 0848 • 93 George Street Edinburgh EH2 3ES Tel: 0131 240 1260 Fax: 0131 240 1262
Email: mail@redpathbruce.co.uk Web: www.redpathbruce.co.uk

Redpath Bruce LLP is registered as a limited liability partnership in Scotland No: SO301894. Registered Office: 103 West Regent Street, Glasgow G2 2QD

