

TO LET

# RETAIL UNIT PERTH

Unit 2, St John's Shopping Centre, PH1 5UB



## Key Highlights

- Perth is situated 40 miles north of Edinburgh and 60 miles north east of Glasgow.
- The city has a catchment population of circa 50,000 people with a wider catchment in the region of 120,000 people and is the 2nd fastest growing city in Scotland.
- The St John's Shopping Centre provides the prime shopping destination in Perth city centre and is anchored by Primark, JD and River Island.
- Footfall of approximately 6 million per annum.
- Other occupiers located within the centre include Trespass, Game, O2, 3 Store and Clintons.

## SAVILLS EDINBURGH

Wemyss House, 8 Wemyss Place  
EDINBURGH EH3 6DH

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## Accommodation

The premises are arranged over ground floor level only, comprising the following approximate net internal area:

Ground: 114.92 sq m 1,237 sq ft

## Rent

On application.

## Tenure

The property is available by way of a new 10 year Full Repairing and Insuring lease, subject to 5 yearly upward only rent reviews.

## Rates

Rateable Value: £12,400  
UBR (2023/24): £0.498  
Rates Payable: £6,176 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.

## Service Charge

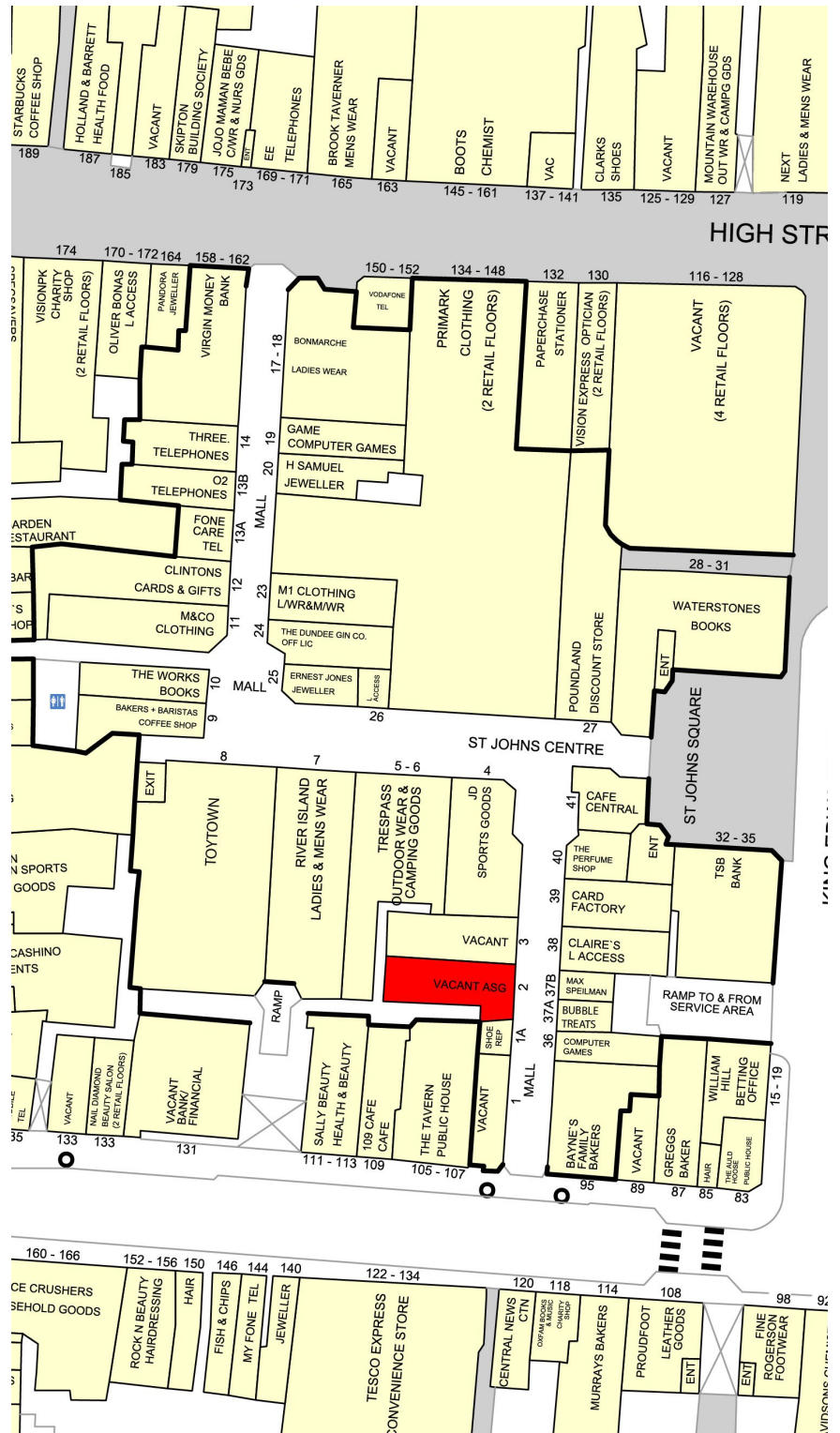
The service charge is estimated at £14,433 per annum.

## EPC Rating

Rated G - Full Energy Performance Certificate available on request.

## Further Information & Viewing

Further Information & Viewing upon request. Viewing strictly by appointment with Savills.



## Contact

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February 2023

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