

Ryden

TO LET

CITY CENTRE CAR PARKING

2 AVAILABLE SPACES



**12 BLENHEIM
PLACE
EDINBURGH
EH7 5JH**

**CITY CENTRE CAR
PARKING SPACES**

**2 AVAILABLE
CAR SPACES**

**CITY CENTRE LOCATION
FLEXIBLE LEASE TERMS**

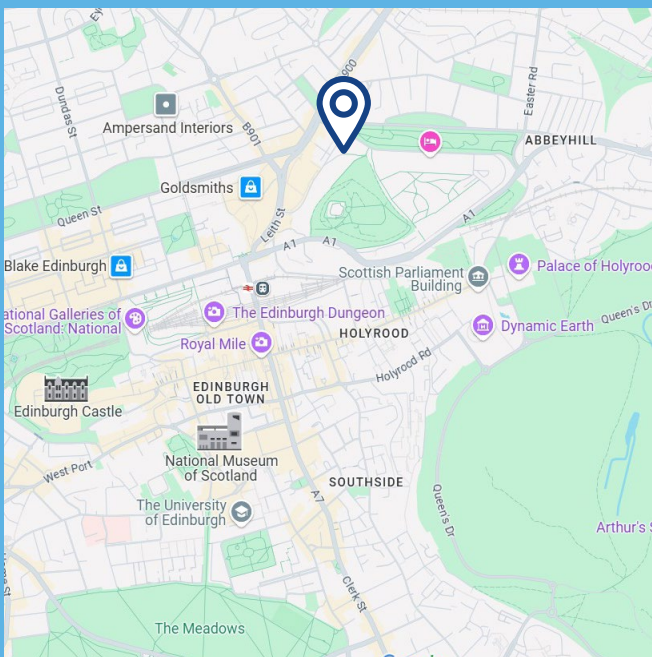
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DESCRIPTION

The premises comprise up to 2 clear parking spaces available immediately.

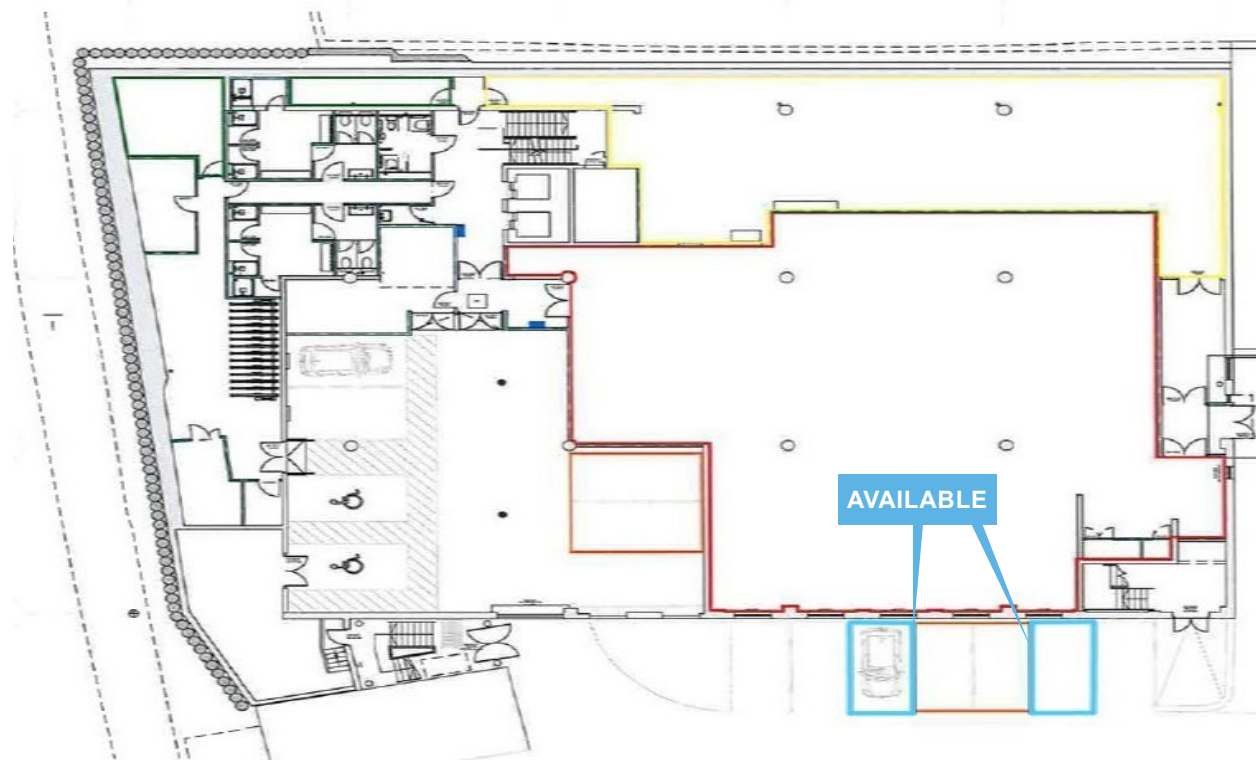
LOCATION

The premises are located to the rear of Greenside House, 12 Blenheim Place and can be accessed via Greenside Row.



The location benefits from all the main city centre amenities and is in close proximity to the retail parades of Edinburgh St James Quarter and the Omni Centre, office buildings such as Calton Square, The W Hotel, and a mix of other uses.

[FIND ON GOOGLE MAPS](#)



RATEABLE VALUE

We have been advised by the Local Assessors Department that each space has its own rateable value of £1,200. Occupiers may be eligible for up to 100% relief via the Small Business Bonus Scheme.

TERMS

Each space is available to lease at a rental of £2,250 per annum (£187.50 per month) for a period to be agreed.

VAT

All figures are quoted exclusive of VAT, which will be payable at the prevailing rate.

LEGAL COSTS

Each party will be responsible for their own legal costs in connection with any transaction.

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INFORMATION & VIEWING

Strictly by appointment through the sole letting agent.

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Ryden

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ryden.co.uk

Ryden

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 requires the agents acting on both sides of any qualifying transaction to undertake appropriate due diligence in relation to, and in advance of, any such transaction, including identifying and verifying all relevant parties and establishing the source(s) and legitimacy of funding. Both parties will disclose all relevant information, prior to conclusion of missives /exchange, required to enable the agents to meet their respective obligations under the Regulations. Ryden is a limited liability partnership registered in Scotland. Messrs Ryden for themselves and for vendors or lessors of this property whose agents they are given notice that: (i) the particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Messrs Ryden has any authority to make or give any representation or warranty what ever in relation to this property. **May 2025**

