

LAST TWO REMAINING UNITS!



GREENFERN PLACE

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Mastrick, Aberdeen,  
AB16 6JR

Local Occupiers Include



indigosun

Premier

William HILL







### DESCRIPTION

Greenfern Place Shopping Centre serves a broad residential catchment and benefits from a good level of footfall, generous on-site parking, and a well-balanced mix of national and local occupiers including Boots, Semichem, William Hill, Indigo Sun, Spar and JG Ross.

The surrounding area is predominantly residential, comprising a mix of private and local authority housing. The wider locality includes employment hubs, schools, and other community facilities, with good public transport links serving the area.

#### Key Highlights

- Prominent location within a busy neighbourhood centre
- Ample customer parking
- Strong mix of national and local occupiers
- Future regeneration and investment in the site.

### ACCOMMODATION

The available units form part of the ground floor retail parade and are due to be refurbished. Once completed, they will provide open-plan sales accommodation, suitable for a variety of retail or service uses (subject to planning).

### RENT & RATES

Further information on rents, service charge and insurance costs is available on request.

### SERVICES

All mains services are available.

### ENERGY PERFORMANCE

Further information available upon request.

### LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

### AML

To satisfy HMRC and RICS guidance, we are required to carry out AML diligence on a tenant. Accordingly, a successful bidder will be required to provide financial information and personal identification where necessary 'Know Your Client' identity checks will be carried out to satisfy AML requirements when Heads of Terms are agreed.

Over  
**500k** Catchment  
Population  
within a 20 minute drive time



**30,563** sq.ft  
Total development



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What Three Words



**22**

Retail units on site



**c.30**

Parking Spaces



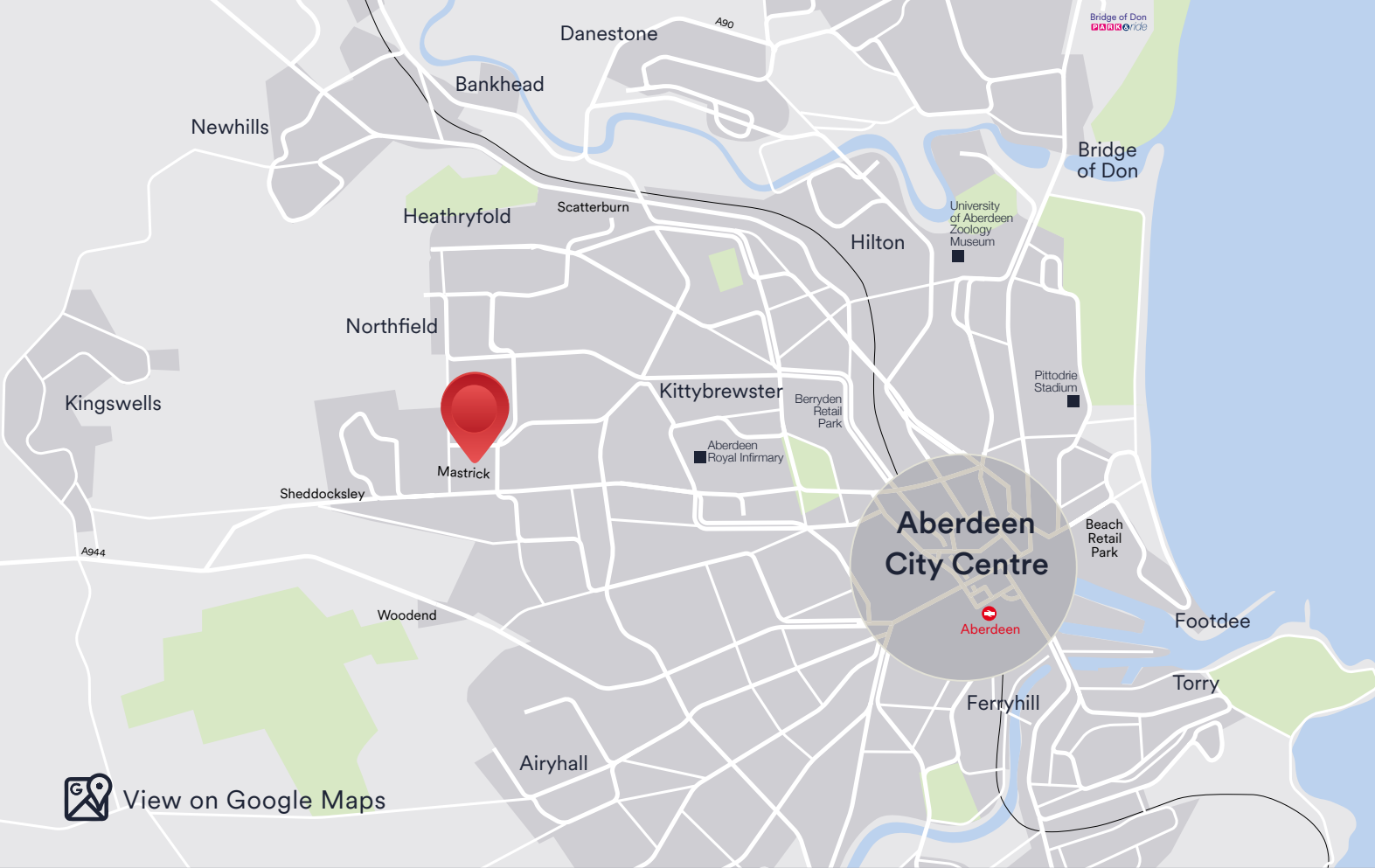


## AVAILABLE UNITS

UNIT 7a	sq.ft	sq.m
Ground Floor	361	33.5
RENT	POA	
RATEABLE VALUE	£7,000	
SERVICE CHARGE	On Request	

UNIT 19	sq.ft	sq.m
Ground Floor		
RENT	POA	
RATEABLE VALUE	£11,250	
SERVICE CHARGE	On Request	

UNIT 21	sq.ft	sq.m
Ground Floor	566	52.5
RENT	POA	
RATEABLE VALUE	£11,500	
SERVICE CHARGE	On Request	



## LOCATION

Located in the heart of Mastrick, a well-established residential suburb to the north-west of Aberdeen city centre, this neighbourhood retail parade offers an excellent opportunity to secure space within a popular and accessible local centre.

Aberdeen is Scotland's third largest city and is widely regarded as the energy capital of Europe. It is home to two universities, a major international port, and an airport with regular domestic and international flights. With a resident population of around 200,000 and a wider regional catchment of over 500,000.



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