DM HALL

For Sale

Car Park With 4-6 Parking Spaces



Car Park to the rear of 96 - 98 Constitution Street, Edinburgh EH6 6AW

0.01 Hectares
(0.03 Acres)

- Car park with space for aproximately 4-6 vehicles
- Located to the rear of 96A - 98B Constitution Street
- 24 hour access
- 0.03 Acre (0.01) Hectare cobbled parking area
- Offers in excess £75,000 (exc. of VAT) invited

DESCRIPTION

The subjects are accessed via a vehicular access lane situated to the left of 98B Constitution Street. The access lane curves round to the right, leading to a cobbled car parking area extending to approximately 0.03 acres (0.01 hectares). The parking area provides capacity for approximately 4—6 vehicles.





LOCATION

The subjects are located on Constitution Street in the heart of Leith, approximately 1.5 miles from Edinburgh city centre. Leith represents one of Edinburgh's most exciting and evolving commercial locations, offering a unique blend of heritage, character and future growth potential.

Constitution Street has undergone significant regeneration in recent years, attracting an increasingly diverse mix of independent businesses, creative industries, hospitality operators and residential developments.

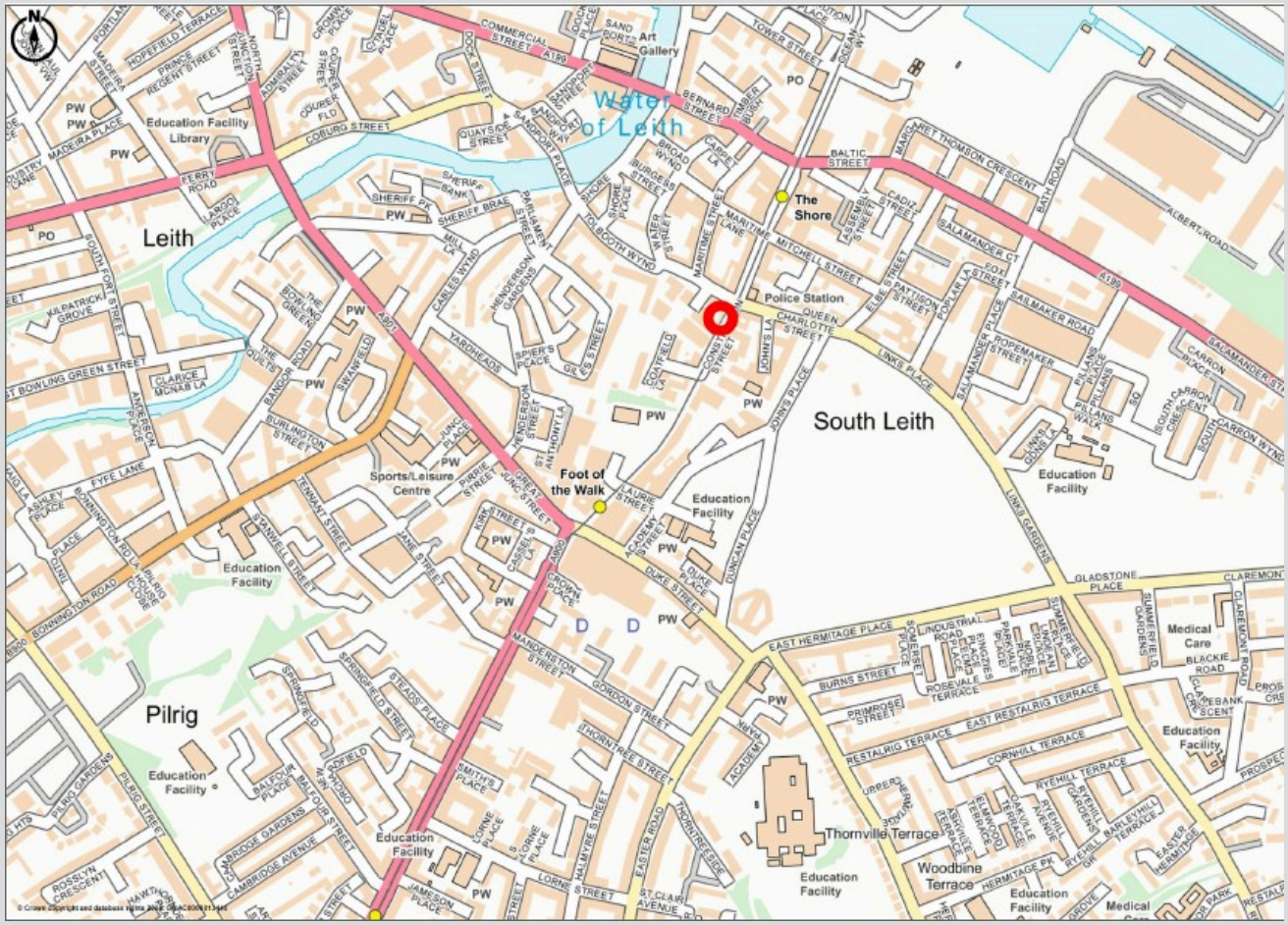
FLOOR AREA

The accommodation comprises the following areas:

Building Type	Size	sq ft	sq m
Car Park	0.03 Acres	1,263	117.36
Total		**1,263**	**117.36**

SALE TERMS

Offers over £75,000 (exc. of VAT) are invited for the outright purchase of our clients heritable interest (Scottish Equivalent of English freehold).



EPC
EPC exempt - No building present

LEGAL COSTS
Each party to bear their own costs.

VAT
We have been advised that VAT is not payable.

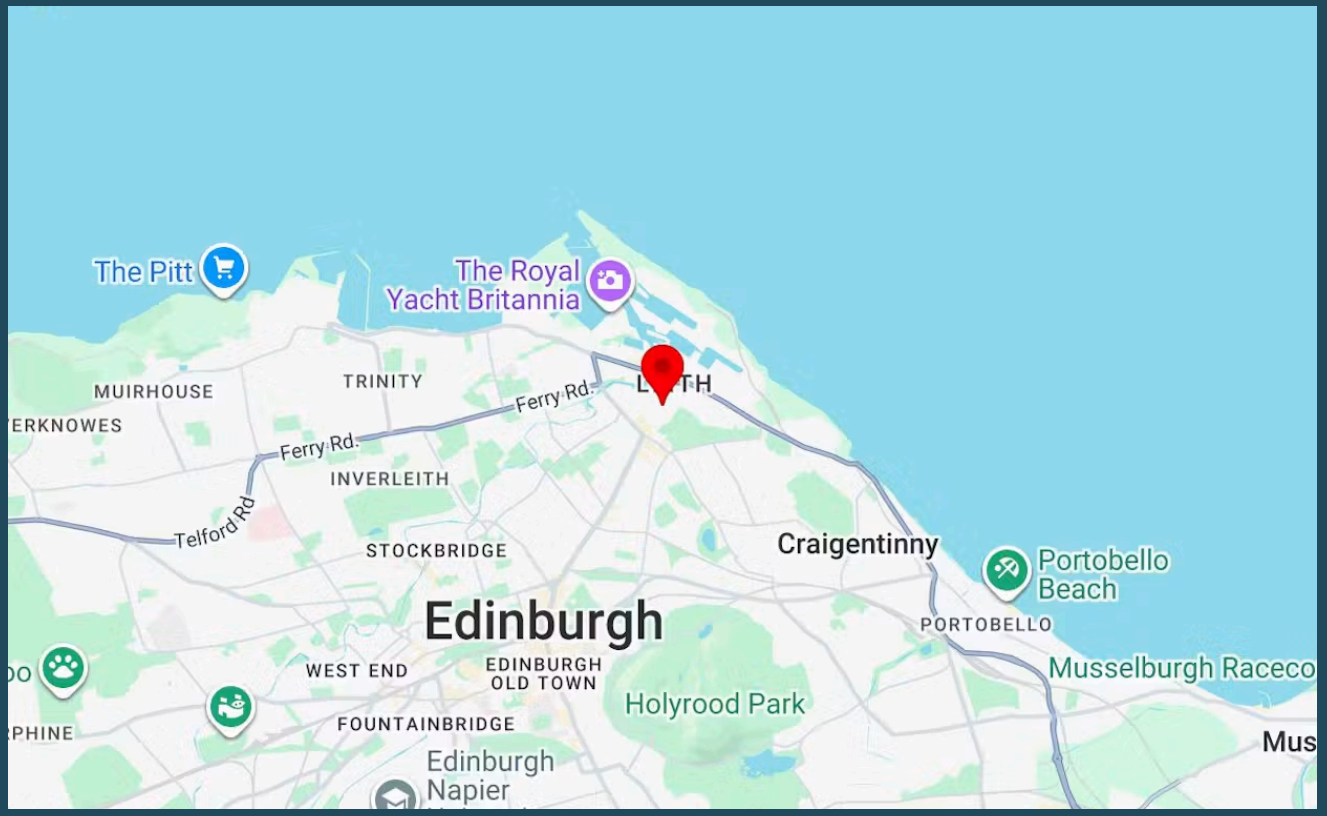
NON-DOMESTIC RATES
Rates Payable: All prospective purchasers should make their own enquiry's to the Scottish Assessors Association

VIEWING & FURTHER INFORMATION
Strictly by contacting the sole agents.

ANTI-MONEY LAUNDERING
DM Hall is regulated by HMRC under the Money Laundering Regulations 2017, as amended by the Fifth Money Laundering Directive effective from 10 January 2020. In line with these regulations, we must carry out due diligence checks on all purchasers and vendors. Once an offer is accepted, the purchaser(s) or occupier(s) must provide proof of identity, address, and proof of funds before the transaction can proceed.

DM HALL

Regulated by RICS



Make an enquiry

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PROPERTY REF: ESA4028

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