



FG[®] Burnett

To Let

15 Chapel Street

Aberdeen, AB10 1SQ

38.20 sq.m | 411 sq.ft

- City centre ground floor retail unit
- Class 3 consent. Suitable for alternative uses, subject to local authority consent
- May qualify for 100% rates relief under the Small Business Bonus Scheme

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All enquiries:
01224 572 661

fgburnett.co.uk

Ground Floor Total 38.20 sq.m 411 sq.ft

Rent

£15,000 pa exclusive of VAT

Lease Terms

The property is available on the basis of a full repairing and insuring (FRI) lease.

Rateable Value

The Rateable Value effective from 1 April 2026 is £9,700.

Rates Details

Any ingoing occupier will have the right to appeal the Rateable Value and may also be entitled to certain relief from rates under the various schemes currently available. Interested parties should contact the relevant Local Authority and further information can be found at www.saa.gov.uk

EPC

C45. Copy available on request.

VAT

VAT will be payable in addition to monies due under a lease of the premises.

Legal Costs

Each party will bear their own legal costs incurred in the transaction. The occupier will be responsible for any LBTT and Registration dues.

AML

To satisfy HMRC and RICS guidance, FG Burnett is required to undertake AML diligence on purchaser/tenant. Accordingly, a successful bidder will be required to provide financial information and personal identification and FG Burnett will undertake the necessary 'Know Your Client' identity checks to satisfy AML requirements when Heads of Terms are agreed.

Entry

On conclusion of legal missives.

Viewings & Offers

All offers should be submitted in writing to the sole agent.

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