

CITY CENTRE OFFICE TAKE UP & DEALS



37,117 sq ft
Office floor space transacted
↓ **58%** (Q1 2018)



15 deals
↓ **32%** (Q1 2018)

TOTAL SUPPLY & VACANCY RATE

Total supply **2.84m** sq ft

↓ **5%** (Q1 2018)

PRIME HEADLINE RENT



£32.50
per sq ft

INVESTMENT DEALS



2
Investment deals over £1m
= 2 in Q1 2018



£26.87m
Amount transacted in deals over £1m
↓ **80%** (Q1 2018)

PRIME INVESTMENT YIELD

6.25%
= 6.25% in Q1 2018

KEY INVESTMENT DEALS



AB1 Huntly Street, Aberdeen - Multi-let office in Aberdeen city centre - £13.495m

Atmosphere One, Westhill - Single let office - £13.375m

KEY ABERDEEN OFFICE DEALS



5th Floor, The Exchange, Aberdeen	9,100 sq ft	Let to John Crane Group
1 Kingshill Business Park, Venture Drive, Westhill	5,100 sq ft	Let to Swagelok
58 Carden Place, Aberdeen	3,308 sq ft	Let to Accord ESL

"Everything is pointing towards an improving local economy, however, the office market is lagging behind. This quarter's stats are particularly poor and we expect these to be improved upon this year."

Arron Finnie, Partner, Ryden

ABERDEEN OFFICE AGENCY AND INVESTMENT TEAM



Arron Finnie

Partner
arron.finnie@ryden.co.uk
01224 569 651



Daniel Stalker

Graduate Surveyor
daniel.stalker@ryden.co.uk
01224 569 680



Ken Shaw

Investment Partner
ken.shaw@ryden.co.uk
01224 569 664

ABOUT US

Ryden is the largest independent commercial property advisor headquartered in Scotland with 44 partners and 110 staff across offices in Edinburgh, Glasgow, Aberdeen, Leeds, London and Manchester.

www.ryden.co.uk/commercial-property/aberdeen

Follow us on    YouTube