

ABERDEEN  
INDUSTRIAL PROPERTY  
FOCUS Q3 2019

# Ryden

## INDUSTRIAL TAKE UP & DEALS



**232,564** sq ft

Industrial floor space  
transacted

**↑ 9%** (Q3 2018)



**19 deals**

5 deals completed over  
10,000 sq ft

**↓ 5%** (Q3 2018)

## TOTAL SUPPLY

Total supply **2,830,000** sq ft

**↑ 20%** (Q3 2018)

## PRIME HEADLINE RENT

**£9** (Workshops)

**£18** (Office)

**£2** (Yard)

per sq ft

## INVESTMENT DEALS



**3** Investment  
deals over  
£1 million

**↓ 50%** (Q3 2018)



**£16.89m**

Amount transacted  
in deals over £1 million

**↓ 63%** (Q3 2018)

## PRIME INVESTMENT YIELD



**6.50%**

## KEY INVESTMENT DEAL

- Oceaneering, D2 Business Park, Dyce
- Funding of new workshop and offices extending to 88,050 sq ft
- Global Gate Capital for £11.5m

## KEY ABERDEEN INDUSTRIAL DEALS



**D2 Business Park, Dyce, Aberdeen**

**Unit 10 Birchmoss, Echt**

**Unit 2 Kirkhill Place, Dyce, Aberdeen**

88,050 sq ft

28,404 sq ft

20,642 sq ft

Let to Oceaneering

Let to ASCO UK

Let to Hydratight

## ABERDEEN INDUSTRIAL AGENCY AND INVESTMENT TEAM



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The market appears to be in a more positive place in Q3 2019 and hopefully this will continue to the end of the year and beyond.

New build and good quality refurbished industrial space remains popular.

**PAUL RICHARDSON**  
Partner, Ryden



## ABOUT US

Ryden is the largest independent commercial property advisor headquartered in Scotland with 44 partners and 120 staff across offices in Edinburgh, Glasgow, Aberdeen, Leeds, London and Manchester.

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