

A solution to falling investment returns

Edinburgh Marina hotel serviced apartments



[London: 03 March 2020] Edinburgh Marina Holdings, the developer of the new world-class Edinburgh Marina waterfront development, has today revealed the release to investors for sales off-plan of fully income producing one, two and three bedroom luxury hotel serviced apartments. The self-contained, air conditioned serviced apartments are fully furnished and equipped and will form part of the new Edinburgh Marina Spa & Conference Hotel.

All the hotel serviced apartments which have the benefit of hotel use will be leased to the hotel operating company on a 25 year lease. The tenant will be responsible for all outgoings including repairs, renewals, management, voids etc. and the rental income will be RPI index linked upon review every 3 years.

Guests staying in the serviced apartments will benefit from direct access to the new Edinburgh Marina Hyatt Regency Spa and Conference hotel. The extensive range of services and amenities available to guests include an all-day deli restaurant with outside dining terrace, separate signature restaurant and bars, extensive conference meeting and banqueting facilities, health and beauty spa & wellness centre with pool, 24-hour food and beverage service, cigar bar and terrace, concierge service, business centre, super-fast internet and a dedicated EV taxi rank.

Charles Price spokesperson for Edinburgh Marina Holdings commented: *“This is a unique opportunity for investors who are seeking secure long-term, hassle free income with built-in growth. The recent reduction in National Savings returns to 0.7% pa coupled with the forthcoming tax changes to residential letting income makes these commercial serviced apartments a unique and highly attractive investment proposition.”*

The state-of-the-art £500 million Edinburgh Marina development is at the forefront of Edinburgh’s Waterfront regeneration in Granton and includes; a world class marina comprising 427 full-serviced berths with 24/7 access at all states of tide, new homes for sale and to rent, the Hyatt Regency Spa and Conference hotel and serviced apartments, medical hub and neighbourhood shopping.

- Ends -

Notes to Editors:

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About the Edinburgh Marina Development

Located 2.5 miles (4km) NW of central Edinburgh, the Edinburgh Marina development will be a unique new leisure and residential destination for Scotland's capital city, bringing new life and vibrancy to a key area of Edinburgh's coastline. Edinburgh Marina is located 12 miles (16km) from the bridges over the Firth of Forth and 8 miles (12km) from Edinburgh International Airport. The Edinburgh Marina Development benefits from excellent transport links via road, sea and rail, which will be further improved when the new tram extension to Granton and Leith is completed.

Edinburgh Marina will provide 427 fully-serviced berths, which are now available for reservation, and forms the centrepiece of Edinburgh Marina Holdings masterplan for the whole site. The wider vision for the Edinburgh Marina Development represents a truly unique opportunity for both Edinburgh and Scotland, to create a cross-generational lifestyle hub on this 50 acre site, which combines state of the art facilities and a wide variety of housing tenures located in a unique and vibrant new waterside district a stone's throw from Edinburgh city centre.