Environmental Due Diligence
Exchange Place, Edinburgh

Project Description

ITP Energised were commissioned to undertake environmental due diligence assessments for Exchange Place 1, 2 and 3, Edinburgh.

Exchange Place is a flagship asset comprising three Grade A Multi‐Let Office buildings located within the Exchange District of Edinburgh City Centre.

ITP Energised formed part of the Due Diligence team to advise the potential purchasers of the properties which sold at the beginning of 2017 for a combined £80m.

Project Details

- Undertaken December 2016 and January 2017
- Part of a wider project teams for the Exchange Place 1 and Exchange Place 2 & 3 separately

Our Role

ITP Energised produced Environmental Assessment Reports for the properties.

The assessment comprised:
- Review of historical mapping and publicly available online planning records,
- Review of regulatory data,
- Consultation with relevant regulatory bodies,
- Review of published geological mapping;
- Review of previous site investigation reports,
- Review of the Health Protection Agency, Coal Authority, Scottish Environment Protection Agency and British Geological Survey information, and
- Review of publicly available data on environmental protected/designated sites.

The aim of the assessment was to establish the potential for any geo-environmental issues which may arise as liabilities for the future site owners including ground contamination, as well as geology and ground conditions, invasive species, mineral instability, and associated issues such as flood risk and environmental protections/designations.

Client

Real Estate Investor and Private Investment Bank

Contact

Claire Shepherd
claire.shepherd@itpenergised.com
+44 (0) 131 557 8235

www.ITPenergised.com