

New office development in Canongate approved

At today's planning committee an application for offices in Canongate was given the go ahead.

The proposals for 179 Canongate will introduce an office development that the developers say is characterful and offer much-needed workspace within the heart of the Old Town.

Edinburgh's growing popularity as a tourist destination has created a shortfall of office space in the city in recent years. Research from Savills has shown that in the capital a shortage of quality office stock contributed to city centre take-up falling to 380,000 sq ft in 2019, lower than the preceding two years.

The approved plans will provide easy to access office space.

The building has strong sustainability credentials, with dedicated on-site cycling provision and facilities for greener commuting. Additionally, the site has the potential for a publicly accessible café in the existing courtyard to Old Tolbooth Wynd for occupants and visitors alike.

There will be four floors designed for small and medium businesses with the provision for coworking. Each floor will have 5,000 sq. ft with accessible break out spaces on the top two floors. Co-working spaces provide a more flexible, accessible and affordable option for SME businesses and freelancers with an open environment which cultivates a positive and collaborative working environment.

The plans retain boundary walls, existing workshop structures and remaining historical artefacts on site.

Architects 3DReid worked on the scheme, and the planning consultants were Turley.

Stuart Black, Development Director at Summix Capital, said: "We're thrilled our application has been approved. These proposals will redevelop a vital location in the heart of the capital and help to tackle Edinburgh's shortage of available office space provision.

"As a coworking space, our development will offer an innovative and competitive solution while ensuring its green credentials are in line with the City of Edinburgh Council standards.

"The plans represent the conclusion of a collaborative discussion about how best to make this site work. Summix Capital consulted widely with stakeholders and the community to ensure this site represented the kind of forward momentum the city-centre needs.

"We welcome today's vote, and Summix Capital is thrilled to offer a new lease of life to the Canongate."

