

To Let

Catering stance for quality food and beverages

Coalie Park, off Coburg Street, Leith

Available from 1 March 2026



Location

Coalie Park, located in North Edinburgh, sits on the Water of Leith. Recently redeveloped by the Water of Leith Conservation Trust, the park now has a skate spot, meeting area, mosaics and a community garden.

Description

The stance is offered to let on an annual basis and is available from 1 March 2026. Please note: Operators are responsible for obtaining all required licences and consents, which may include a street trader's and catering licence; some of which may take 2-3 months to obtain.

Terms

The tenants shall be permitted to sell quality food, soft drinks and hot beverages, from a temporary catering stance, approved for the purpose, by the City of Edinburgh Council's Parks and Openspace team. The permitted trading hours will be from 8 am until dusk. The successful applicant must apply for all appropriate licences immediately.

Rent

Offers are invited in excess of £2500 per annum, exclusive of VAT and rates. The rent will be payable by instalments, monthly in advance.

Fees

In addition to the rent, an administration fee of £300 will be payable before occupation.

Notes

Prospective tenants should, when submitting their offer, indicate the proposed use of the subjects, which must meet the approval of the Council, both as landlord and Planning Authority. It will also be the applicant's responsibility to obtain all necessary consents from the appropriate Authority.

The appearance of the unit must meet the approval of Parks and Openspace as managers of Coalie Park and be in keeping with the surrounding area. There are no utilities supplied at the site. Any generators utilised must operate under 60 dB(A) at a distance of seven metres or less.

Should any events occur within the park, vendors will be expected to close, unless prior agreement is reached with Parks and Openspace or event organisers.

Final positioning of the unit will be agreed on site and confirmed in writing by Parks and Openspace, and the unit must be removed from the site each night. No vehicle can be left on site and must only be present to facilitate the movement of the unit on or off site only. Delivery vehicles shall not enter the park.

It is a mandatory requirement that the concessionaire appointed to this contract have the following insurance in place.

- Employers' liability insurance (minimum of £5 Million)
- Public liability insurance (minimum of £5 Million)

Offers

Interested parties should contact Seli McVittie by email at seli.mcvittie@edinburgh.gov.uk for further information.

Only offers submitted timeously to the City of Edinburgh Council, Estates Services, via email at offers@edinburgh.gov.uk will be considered.

Details for Submitting Offers

- 1 Notes of interest should be registered with the Council's surveyor using the contact details above so that interested parties may be advised of a closing date.
- 2 When a closing date is set, all offers must be received by 12 noon on the closing date. The Council will not accept late offers under any circumstances.
- 3 Offers should be received electronically via offers@edinburgh.gov.uk.
- 4 It is the responsibility of the person submitting the offer to seek confirmation that their offer has been received, and it is recommended that this be done at least 24 hours before the closing date.
- 5 Offers must be submitted in accordance with the above instructions, and failure to do so will result in offers not being accepted.
- 6 The Council does not bind itself to accept the highest or any offer.
- 7 Prior to submitting an offer, you are strongly recommended to take appropriate professional advice.
- 8 The successful bidder will be required to provide sufficient proof of identity within a reasonable timeframe prior to entering into any legal agreement to comply with money laundering regulations.

