

Valuation Sheet 2026 Revaluation

Ref No.: 149M57631F-31G
Description: SHOP
Property Address: -31G, 31F MINTO STREET, EDINBURGH, EH9 2BT
Primary Practice Note: [Shops \(Lothian VJB\)](#)

Final Value: £21,400
NAV: £21,400
RV: £21,400
Effective Date: 01/04/2026



Lothian Valuation Joint Board
17A South Gyle Crescent
Edinburgh
EH12 9FL

Buildings Value

Floor	Description	Zone	Area (m ²)	Rate (£/m ²)	Value
BF	STORE	-	35.90	£10	£359
BF	STORE	-	114.30	£15	£1,715
GF	FRONT / BACK SHOP	B	25.10	£100	£2,510
GF	FRONT SHOP	A	104.60	£200	£20,920
GF	PASSAGE	-	12.17	£0	£0
GF	STAFF ROOM	B	18.70	£65	£1,216
GF	STORE	B	17.50	£80	£1,400
GF	TOILET	B	5.60	£0	£0
TOTAL			333.87		£28,120

Adjustments

Description	Value
ADJUSTMENT FOR SIZE (QUANTUM)	-£5,587
LAYOUT	-£1,127
ROUNDING	-£6

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NAV/RV	£21,400
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Additional Information:

Zone Depth : 9m
Zone A Rate : £200/m²

Please note that this is for information only and should not be reused or sold. This has been prepared solely for the purposes of Non-Domestic Rating and should not be used for any other purpose. It remains the property of the Assessor for Lothian.

The above valuation is an on-line version of the individual valuation adapted to fit a standard presentation. This means that the valuation in some instances is not an exact replica of the calculation done by the Assessor.

No warranty is given and neither the Assessor for Lothian nor Lothian Valuation Joint Board accepts responsibility for any loss sustained as a result of any inaccuracy in the information given.

For any enquiries or notification of change, please contact enquiries@lothian-vjb.gov.uk or telephone 0131 344 2500.