

## Riverview Development Nears Completion

The Dunblane Development Trust's "Riverview" development in the centre of the High Street, Dunblane will shortly be completed. The contractor, John Graham (Dromore) Limited, is undertaking final inspections of their works prior to handing the building over later this month.

Work started on the project in May 2010 and despite initial problems with existing ground conditions, restricted access and logistical problems during construction due to the narrow and sloping nature of the site and latterly with prolonged wintry weather conditions during November and December 2010, the building will be completed substantially in line with Graham's original programme for the Works.

DDT's aims in carrying out this project are to assist in the regeneration of the High Street by giving an economic boost to the local community and encouraging further investment in the Town Centre.

### A Restaurant / Bistro and Five Flats

The development once fully completed will have cost around £1.5 million to construct and can accommodate a Restaurant / Bistro over two floors including a newly extended area in front of the building for a pavement café. The restaurant floors at present are unfinished as it is anticipated that an incoming restaurateur will complete the fit-out works of these floors to suit their particular requirements.

On the upper floors are four one bedroom flats and one two bedroom "Penthouse" flat. Each flat is individually designed to provide open plan living space. The Kitchens and Bathrooms are equipped to high modern standards and the spacious bedrooms have fitted wardrobes.

### Funding

Funding for the earlier feasibility and planning stages of the project was provided by Forth Valley Lomond Leader, the Scottish Community Foundation and Stirling Council with match funding from the Big Lottery Fund and the Kippendavie Group Trust who also provided substantial short term bridging finance to allow DDT to purchase the Gap Site prior to the main grant funding becoming available. The main source of funding for the project was provided by a Grant of £1.2m from the Scottish Government's Town Centre Regeneration Fund which funded the purchase of the gap site and the bulk of the construction costs for the project. An additional loan to complete the project is being provided by Social Investment Scotland Limited.

### Prospective Tenants

DDT are now actively seeking prospective tenants for the Restaurant / Bistro on the Ground Floor and for the four one bedroom flats and one two bedroom flat on the floors above. Anyone interested in either the Restaurant / Bistro or the flats should contact DDT's sole Letting Agent, Seymour & Clink Limited. Tel. 01786 870555 or email: [info@seymourandclink.com](mailto:info@seymourandclink.com)



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