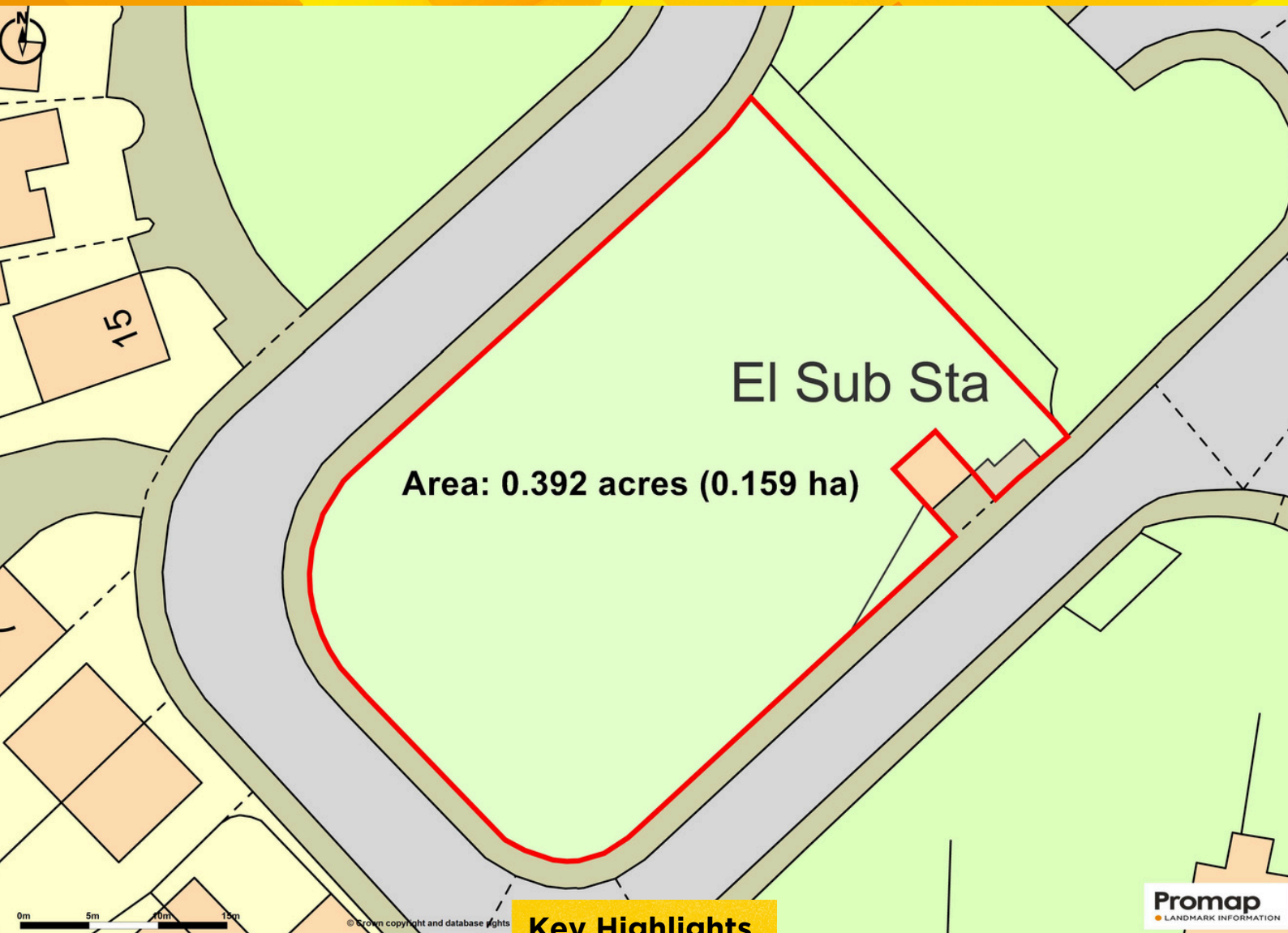


FOR SALE

COMMERCIAL DEVELOPMENT SITE

Wellington Avenue, Newton, Nottinghamshire, NG13 8H



Key Highlights

- Prominent site extending to 0.392 acres (0.159 hectares)
- The site forms part of and is at the gateway of the flagship residential development Newton Garden Village
- Rare freehold opportunity
- Outline planning permission for Employment use within classes B1, B2 and B8 (now expired)
- Situated approximately 7 miles from Nottingham City Centre and 1.4 miles from Bingham Town Centre
- Seeking offers in excess of £300,000 + VAT

Savills Nottingham
Cubo, Standard Court, Park Row,
Nottingham, NG1 6GN

+44 (0) 115 934 8050

savills.co.uk

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LOCATION

The property is situated in Newton, approximately 7 miles from Nottingham City Centre and 1.4 miles from Bingham Town Centre. The site has good access to Nottingham via the A52 and Newark-on-Trent via the A46.

SITUATION

The property occupies a prominent position fronting Wellington Road at its junction with Oxford Drive at the gateway to the flagship Residential development Newton Garden Village.

DESCRIPTION

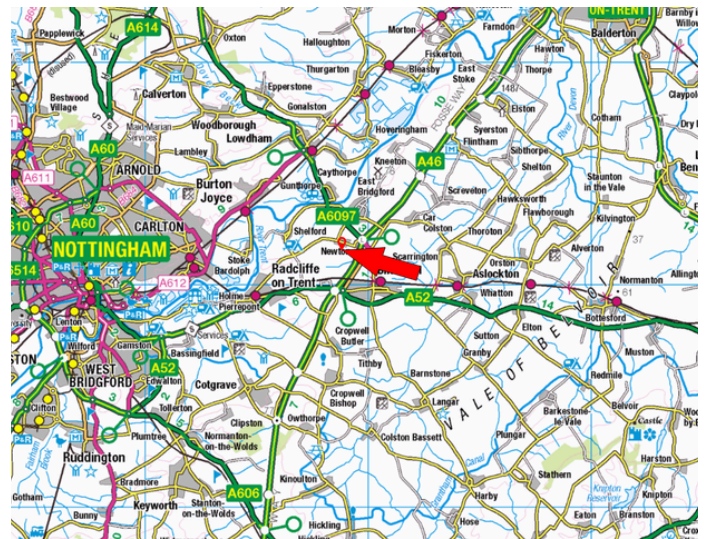
The property comprises a consented development site, being rectangular in shape and level in topography, extending to approx. 0.392 acres. The boundary is demarcated by post and rail fencing and a pedestrian footpath.

PLANNING

Planning permission has been granted to develop the larger residential site which includes the employment land and former RAF hangars.

The residential development of up to 545 dwellings lies directly adjacent to the 0.392 acre site which has outline planning permission for B1, B2 and B8 use under Ref: 10-02105-OUT).

Suitable for a variety of uses, as outlined above, subject to detailed planning consent.



PRICE

We are instructed to seek offers in excess of £300,000 (Three Hundred Thousand Pounds) + VAT.

MONEY LAUNDERING REGULATIONS

In accordance with the Money Laundering regulations, the purchaser will be required to provide full proof of identity, address and funding prior to an offer being accepted and solicitors being instructed.

FURTHER INFORMATION

For further information or viewings, please contact the Sole Agents, Savills.

CONTACTS

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