

FOR SALE

Yeovil - Bus Station, Reckleford, Yeovil

Hartnell
TaylorCook



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LOCATION- BA21 4EJ

The former First Group Bus Station occupies a prominent position approximately a quarter of a mile to the north east of Yeovil town centre fronting the A30 dual carriageway which links with the A3088 which provides access to the A303. The property lies within a mixed use area, nearby uses include car showrooms, petrol filling stations, retail and residential development.

DESCRIPTION

The property comprises a 0.8 acre development site in a highly prominent location with frontage onto the A30 dual carriageway with a return frontage onto Goldcroft. The site is considered suitable for a residential, retail or mixed use development subject to planning permission.

Buildings on the site comprise a two storey office building to the front of the site which has a basement under part, two separate vehicle workshops and a single storey bus garage.

The remainder of the site is concrete hardstanding utilised for vehicle parking.

Adjoining the site to the rear of the bus station is a development site extending to approximately 1.5 acres (0.60 ha) this is available by way of separate negotiation, the area of the combined sites being circa 2.3 acres.

ACCOMMODATION

Office Building	4,815 sq ft	447.32 sq m
Workshop 1	5,969 sq ft	554.53 sq m
Workshop 2	6,209 sq ft	576.83 sq m
Bus Garage	8,889 sq ft	825.90 sq m
Total	25,882 sq ft	2,404.48 sq m
Site area	0.83 acres	0.32 ha

EPC

The property has an EPC rating of E. A copy of the EPC can be provided on request.

TENURE

Freehold with vacant possession.

PRICE

Offers are invited in excess of £650,000 exclusive of VAT.

Subject to contract.

RATES

Rateable Value: £37,500.00

UBR 46.60p

Rates Payable: £17,475.00

Please verify the actual rates payable with the local authority.

PLANNING

Interested parties should satisfy themselves as to the suitability of their proposed use. All enquiries should be directed to South Somerset District Council, Brimpton Way, Yeovil, Somerset, BA20 2HT.

LEGAL COSTS

Each party to bear their own legal costs incurred in the transaction.

VIEWING

For further information or to arrange an inspection, please contact the above.

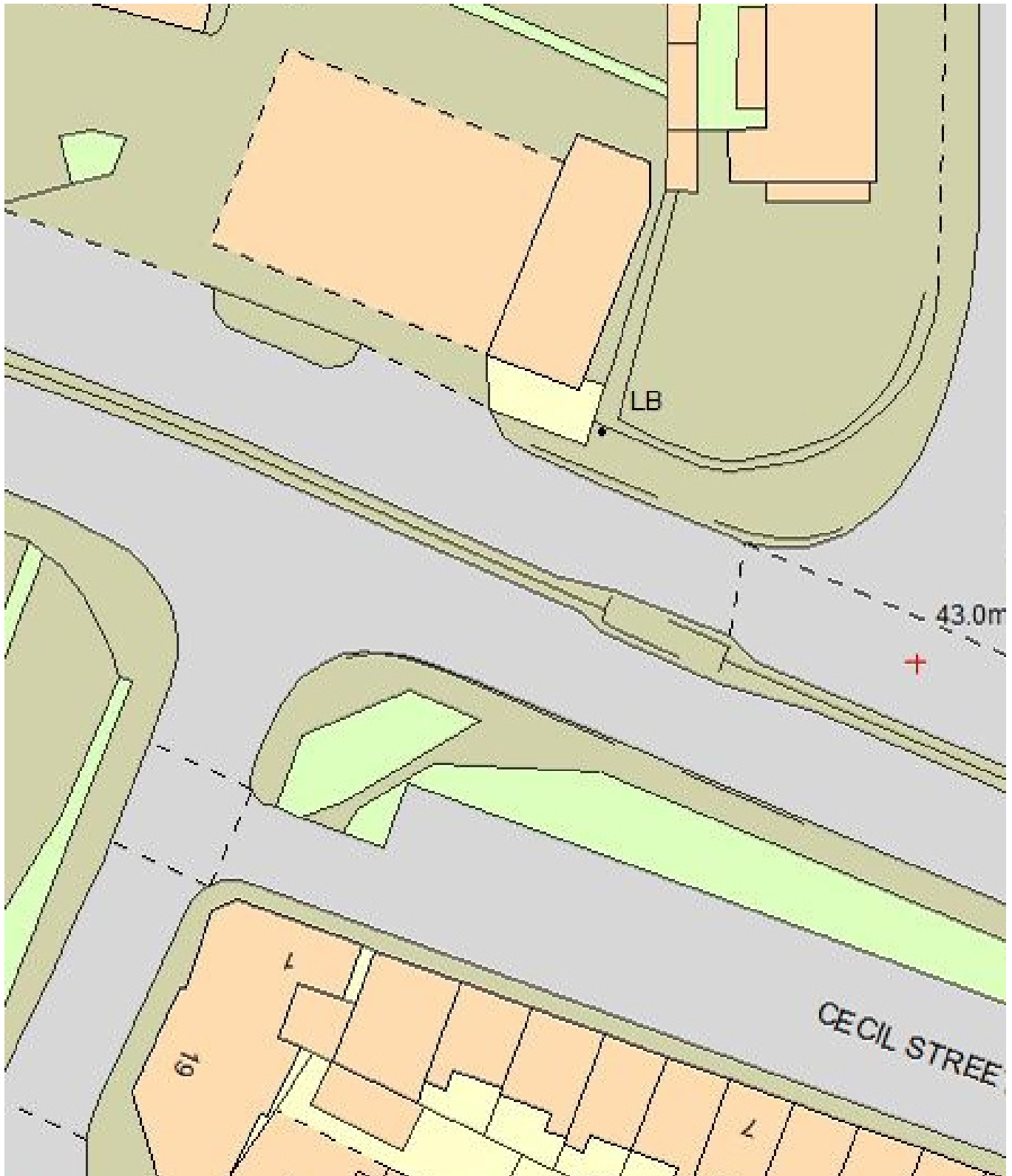
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SUBJECT TO CONTRACT

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