

All Enquiries

CLEARED SITE AVAILABLE

Prime Site In S20 - Design and Build Opportunity

Station Road, Halfway, Sheffield, S20 8EA



N.B Former Pub Demolished

- 2.34 Acres (0.95 Ha)
- Prominent location in popular suburb
- Easy access to Crystal Peaks Shopping Centre, the M1 Motorway & Sheffield City Centre
- Suitable for a variety of uses

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Location

The site is prominently located fronting Station Road with return frontage to Westfield Southway.

Halfway is a popular suburb enjoying nearby retail facilities at Crystal Peaks shopping mall, supertram access and walks and outdoor pursuits at Rother Valley Country Park.

Description

Extending to 2.34 acres (gross), the site was, until recently, occupied by the Joseph Glover public house which has since been demolished and cleared, leaving a mainly level development platform, together with the large car park.

The land enjoys a tree screened western boundary and faces towards existing housing along its rearmost (northern) boundary.

At the front, the site sits slightly below the level of Station Road whilst Westfield Southway provides existing vehicular access into the site from the eastern boundary.

The site benefits from a recently erected security fence installed at a cost of £16,000.

VAT

All prices, premiums and rents etc are quoted exclusive of VAT at the prevailing rate.

Legal Costs

Each party to be responsible for their own legal costs incurred in any transaction.

Business Rates

Our client currently pays no rates on the site. However, interested parties should make their own enquiries of the rating authority.

Planning

The site lends itself perfectly for a commercial end user which we understand has potential subject to a planning application being submitted and granted.

Advice sought by the Vendor suggests the site also offers potential for residential and/or nursing home development, STP.

Tenure

The site is in the freehold ownership of the Vendor but it is the leasehold interest which is available on a design and build basis.

Schemes

The site provides a unique opportunity for a bespoke design and build scheme to meet the specific requirements of an end user.

Viewing and Further Information

Viewing strictly by prior appointment with the sole agent:

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0114 270 2705
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External photo of the site



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Location Map

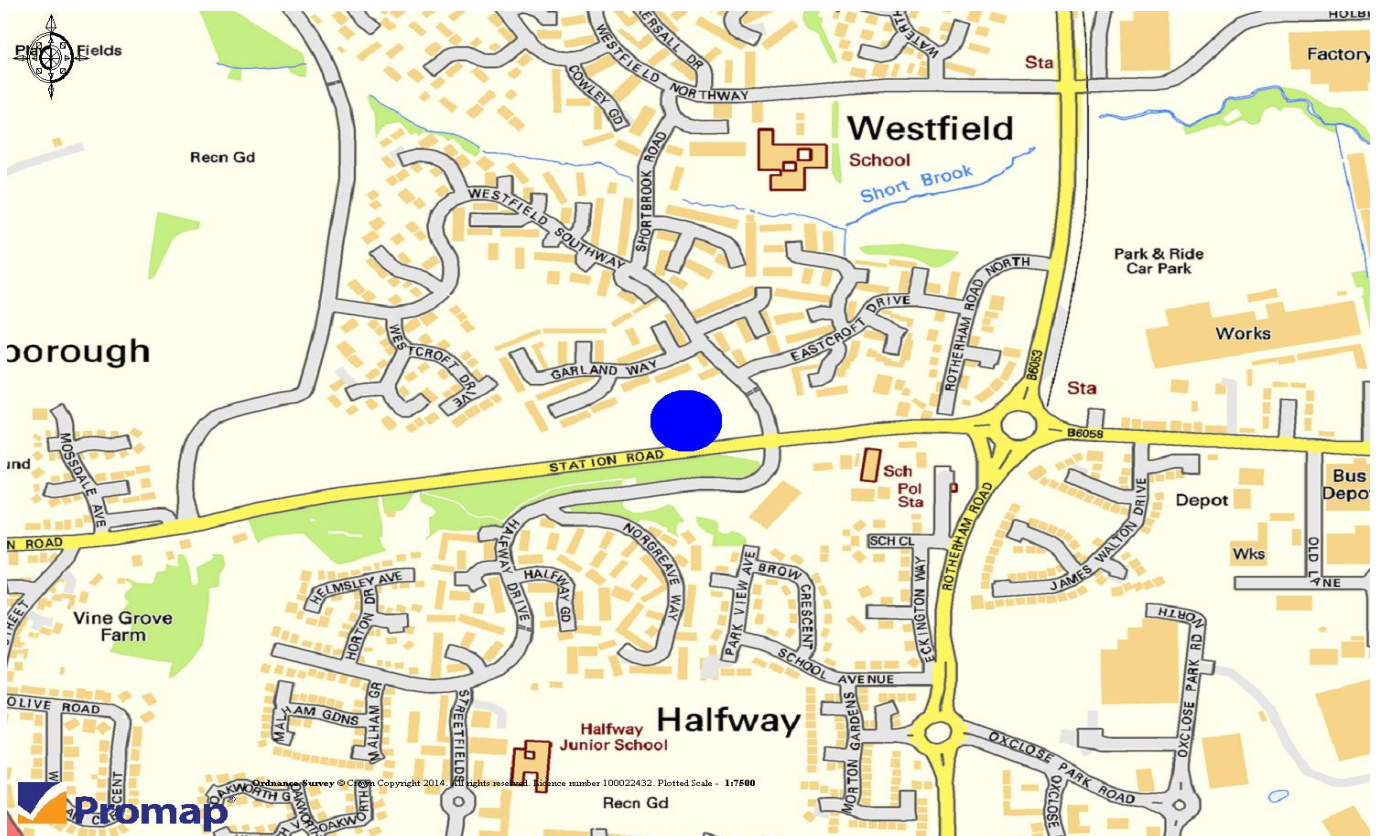


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