

Stratton Road, SN1 2PR

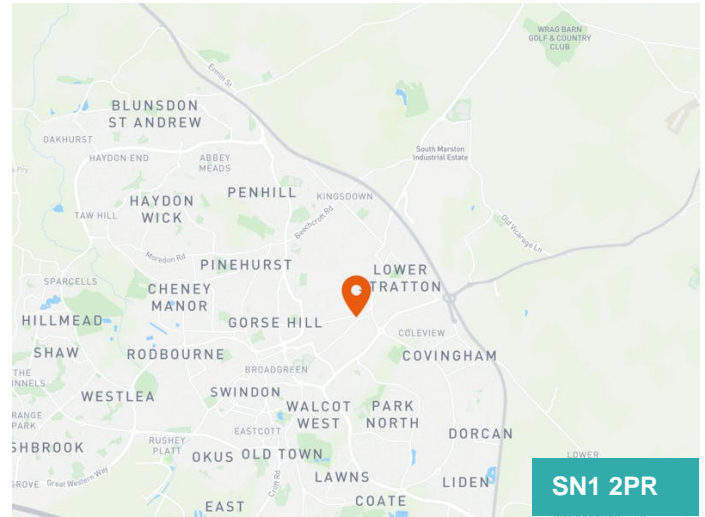


DEVELOPMENT LAND FOR SALE

0.11 ACRES

- Freehold
- 0.105 acres
- Near A419
- Surrounded by Residential and commercial properties
- Part surfaced
- Part Fenced

The site comprises a part surfaced/fenced parcel of land of 0.105 acres which could be suitable for a variety of uses subject to planning



Summary

Available Size	0.11 Acres
EPC Rating	EPC exempt - No building present

Description

The site comprises a part surfaced and fenced parcel of land of 0.105 acres which could be suitable for a variety of uses subject to planning.

Location

The site is located on the North side of Stratton Road, Swindon between Stratton Road and the main East West route railway line. Between Swindon Town Centre and the East Swindon/ Greenbridge area close to Shrivenham Road and the A419 in the SN1 Postcode surrounded by residential and commercial properties near the industrial / trading estates.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Outdoor	4,573.80	424.92	Available
Total	4,573.80	424.92	

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.

VAT

Unless otherwise stated terms are strictly exclusive of Value Added Tax and interested parties must satisfy themselves as to the incidence of this tax in the subject case.

Legal Costs

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



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Vail Williams give notice that: a. the particulars are set out as a general outline for guidance and do not constitute an offer or contract; b. all descriptions, dimensions and other details are believed to be correct, any intending purchasers, tenants parties should not rely on them as statements or representations of fact c. All properties are measured in accordance with the RICS property measurement, 1st Edition May 2015 unless designated NIA/GIA/GEA, in which case properties are measured in accordance with the RICS Code of Measuring Practice (6th Edition); d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. Generated on 31/03/2026