

FOR SALE - OFFICE DEVELOPMENT PLOTS, SOPWITH CLOSE/BOEING WAY, PRESTON FARM BUSINESS PARK, STOCKTON ON TEES, TS18 3TT



LOCATION

Preston Farm Business Park is one of Teesside's Premier Business locations lying adjacent to the A66 Trunk Road which links with the A19 and A1(M) respectively.

The plots are prominently located close to the corner of Boeing Way and Sopwith Close, a short distance from the Thornaby Bypass which provides a direct link between Ingleby Barwick Housing Estate and Stockton Town Centre.

Preston Farm Business park has been developed over a number of years to become one of the region's premier commercial locations. The estate accommodates a number of recognised companies including Makro, Virgin Media, Audi, Mercedes and BMW.

DESCRIPTION

The plots are fully serviced with external car park, drainage and site infrastructure already in situ.

The Planning Consent should allow for office of approximately 4,750-5,000 sq ft GIA with associated car parking.

Robert House Westpoint Road Teesdale Business Park Stockton on Tees TS17 6BA

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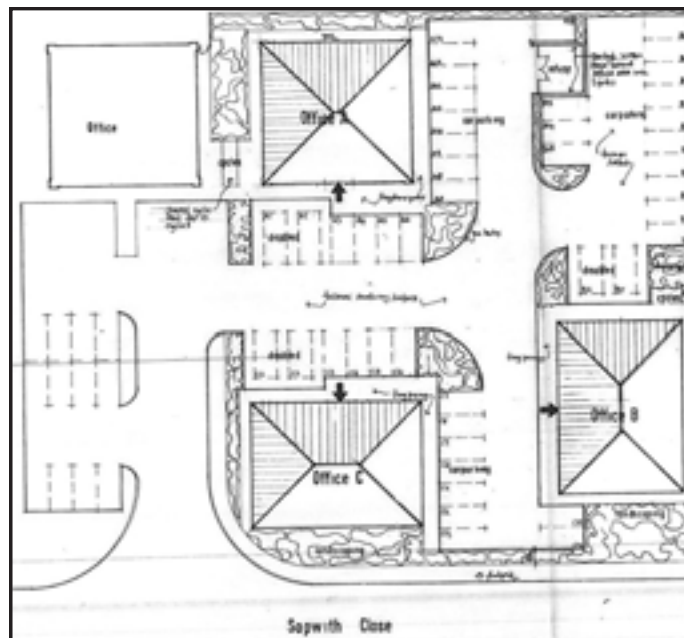
Chartered surveyors and property consultants

Note: For conditions under which particulars are issued see over



PLANNING

Detailed planning consent has been granted for the construction of 2 detached two-storey office buildings with a footprint of approximately 2,550 sq ft GEA and 2,575 sq ft GEA. A copy of the planning consent can be provided upon request or alternatively we recommend that interested parties speak with the Planning Department at Stockton Borough Council.



Indicative Plan

TERMS

The plots are offered For Sale with the benefit of the existing planning consents and offers in the region of £150,000 per plot are invited.

FURTHER INFORMATION/VIEWING

Please contact

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Every reasonable effort has been made by Sanderson Weatherall LLP to ensure accuracy. Interested parties are strongly advised to take appropriate steps to verify by independent inspection or enquiry all information for themselves and to take appropriate professional advice.

Sanderson Weatherall LLP

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