



Lufton 2000 Business Park, George Smith Way, Yeovil BA22 8QR

FOR SALE

Area: 0.74 acres | Price:

LOCATION:

The site is located on the well established Lufton Trading Estate on the western outskirts of Yeovil, approximately 3km from the town centre. Yeovil has a population of 42,140 people and benefits from excellent road and rail links. Two stations, Pen Mill and Yeovil Junction provide services to cities such as Bristol and London. The A3088 is situated close by to the west of the site, which in turn connects to the A303 to the northwest.

KEY FEATURES:

- Freehold or Leasehold
- Suitable for a range of business uses
- Sites from 0.5 - 4 acres available

Lufton 2000 Business Park, George Smith Way, Yeovil BA22 8QR

DESCRIPTION:

Lufton 2000 Phase III is a continuation of the highly successful Lufton Business Park, which is being developed by Abbey Manor Developments Ltd & SSDC. The park comprises a multitude of occupiers including Silverline Tools, Walon UK & Honeywell. Phase III is currently a Greenfield site that is available on a plot by plot basis and the developers are also simultaneously able to offer a design and build facility in order to create units that meet individual occupier's requirements on either a freehold or leasehold basis subject to planning. Sites from 0.5 up to 4 acres are available.

The land is available to purchase and prices are available on application. Alternatively the developers are happy to meet with potential occupiers to discuss their individual requirements with a view to providing indicative drawings and pricing for rental or freehold development.

Recent land sales include Resolution Interiors and MKM Builders Merchants.

Plot 27 - 3009 sqm (0.3009 ha)
Plot 28 - 3564 sqm (0.3565 ha)
Plot 29 - 3975 sqm (0.3975 ha)
Plot 30 - 3795 sqm (0.3794 ha)
Plot 31 - 4584 sqm (0.4584 ha)
Plot 33 - 8816 sqm (0.8816 ha)

PLANNING:

TENURE:

The site is offered on a number of bases namely direct freehold sales of serviced sites, design and build packages with freehold land or a variety of leasehold arrangements subject to individual requirements. The main objective of this development is to offer occupiers a flexible development package which is tailored to suit their needs.

VAT:

CONTACT:



Chesters Harcourt
01935 415454
info@chestersharcourt.com

Chesters Harcourt Ltd, for themselves and for the vendor of this property, or as the case may be, lessor whose agents they are, give notice that:

- i) These particulars are intended for guidance only. They are prepared and issued in good faith and are intended to give a fair description but do not constitute part of any offer or contract. Any information given should not be relied on as a statement or representation of fact or that the property or its services are in good condition.
- ii) Chesters Harcourt Ltd have not made any investigations into the existence or otherwise of any issues concerning pollution and potential land, air and water contamination. The purchaser is responsible for making his or her own enquiries in this regard.
- iii) Neither Chesters Harcourt Ltd nor any of their employees has any authority to make or give any representation or warranty whatsoever in relation to the property.
- iv) The images show only certain parts and aspects of the property at the time they were taken/created. Any areas, measurements or distances given are approximate only. Any plans are for identification purposes only.
- v) Any reference to alterations to, or use of, any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. An intending purchaser must verify these matters. An occupier should not rely upon the Use stated in these particulars and should check their proposed use with the relevant Planning Authority to ensure it is permitted.