

HOUGHTON MAIN

Little Houghton, Barnsley, S72 0HR



Key Highlights

- 14.18 Acres
- Situated within an established commercial location with access to both the M1 & A1(M);
- Benefits from outline planning permission for up to 206,100 sq ft of flexible employment space (Class E and B2 & B8);
- The site provides 14.18 acres (5.74 ha) development land;
- ASOS distribution centre located immediately adjacent;
- Suitable for a variety of layouts including single or multi-let schemes;

Description

Formerly part of the Houghton Main Colliery, the site fronts directly on to Park Spring Road. A proposed new access will open up the site directly from the highway.

The site benefits from outline planning permission (reference 2021/1282) for the erection of circa. 206,100 sq ft (19,471 sq m) of flexible employment space, Class E, B2 and B8, including ancillary car parking and landscaping.

The site is suitable for a variety of layouts, including a single or multi-unit scheme, as shown in the illustrative site plans.

Location

The site is situated within the Dearne Valley area of Barnsley, 5 miles east of Barnsley town centre and 8 miles north of Junction 36 of the M1 motorway.

The site is currently accessed from Middlecliffe Lane, through the village of Little Houghton. A new access is proposed from Park Spring Road (A6195), which links to the Dearne Valley Parkway in the south, with Grimethorpe in the north.

Strategically located between the M1 at Junction 37 and 36, the site also benefits from east access to the A1(M) at Junction 37, as well as the M62 and M18.

The surrounding area is an established commercial location with occupiers including ASOS, Symphony, Ultima, Countrywide healthcare, Aldi and Portwest.

Terms

The site is available to accommodate build to suit requirements on a sale or lease basis.

Alternatively, a land sale is also considered.

Data Room

Access to a data room is available upon request.

Legal Costs

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

VAT

All figures quoted are subject to VAT at the prevailing rate where applicable.

Contact

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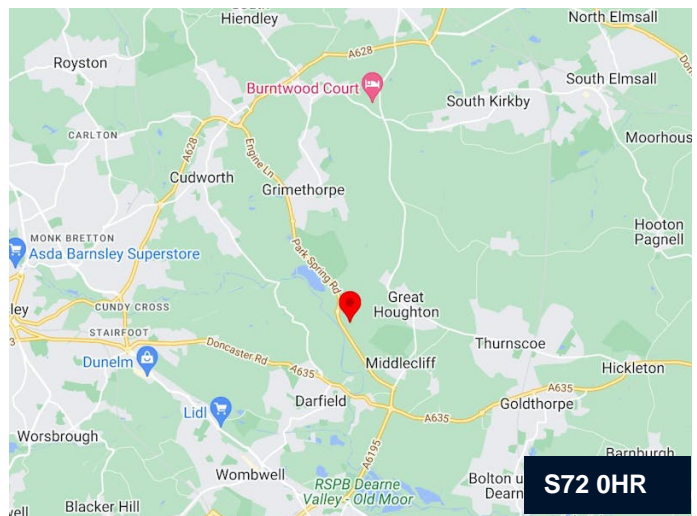
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