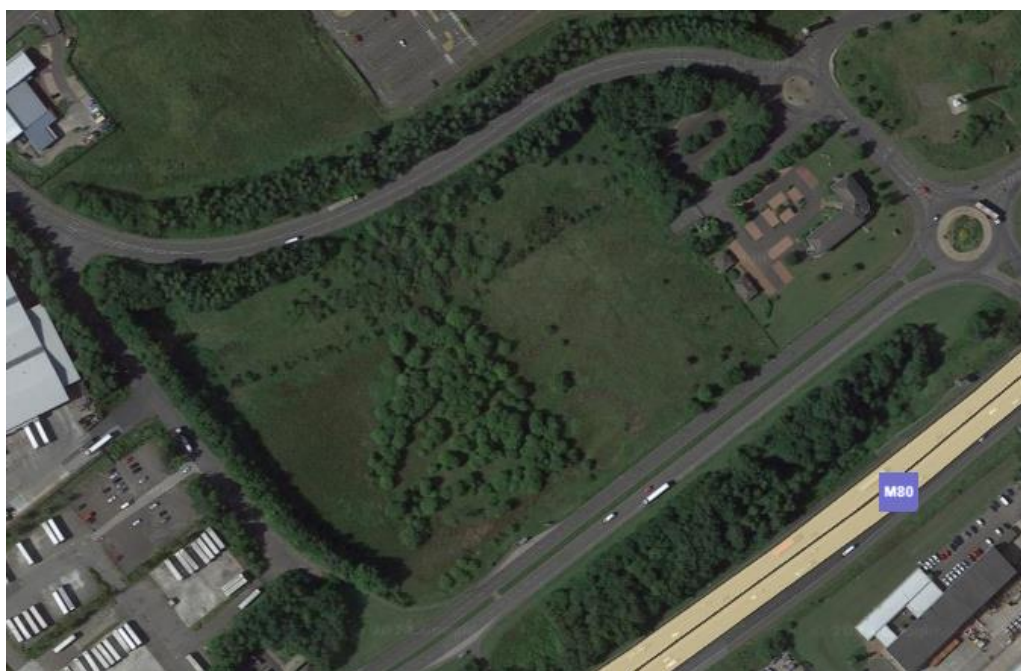


For Sale



DEVELOPMENT OPPORTUNITY

**NAPIER ROAD
CUMBERNAULD
G68 0EF**



- **5.52 Hectare (13.64 Acre) development site**
- **Designated Housing Development Site in 2022 LDP**
- **Excellent access to M80 and motorway transport links**
- **Closing date 12 noon Friday 17 May 2024**
- **Offers over £5m invited**

**For further information:
email: propertysales@northlan.gov.uk**

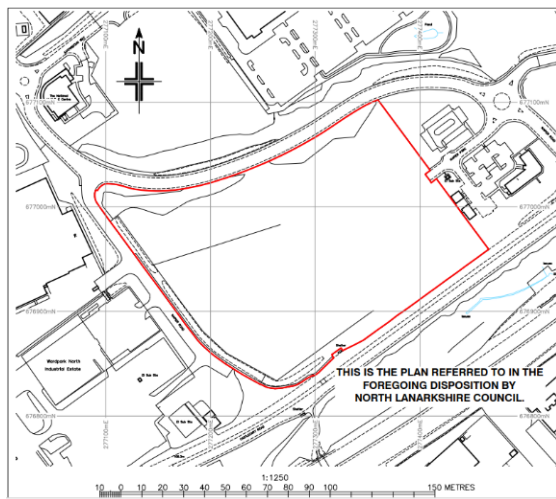
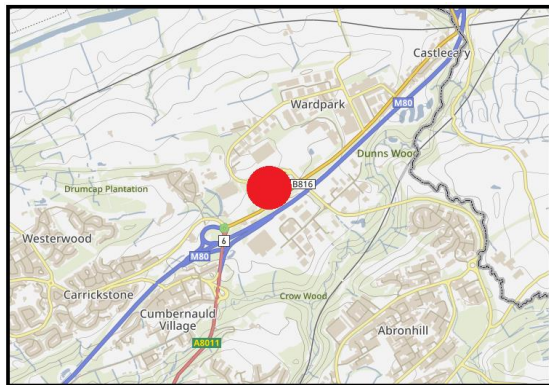
Introduction

North Lanarkshire Council (NLC) offers to the market an excellent development opportunity.

- Suitable for residential development within North Lanarkshire Local Development Plan 2022.
- Sizeable, well positioned greenfield site, formerly undeveloped.
- Excellent access to M80 and motorway network links.
- Close to retail and leisure facilities.

Location

This development opportunity is located within the Wardpark North area of Cumbernauld, immediately adjacent to the M80 motorway and between established residential areas of Westerwood and Castlecary. The site is bounded to the North and West by Napier Road, to the South by the B816 Castlecary Road, and to the East by Napier Park.



Price

Freehold offers over £5m invited. NLC intends to waive VAT exemption therefore VAT will be payable.

Bid Submissions

All bidders must be registered with [Public ContractsScotland](https://www.publiccontractsscotland.gov.uk) (https://www.publiccontractsscotland.gov.uk) as a "Supplier" (this is a free service and registration can be concluded within 10 minutes of logging onto the site).

Once registered, you will be able to search the site by using the "search notices" tab. From here you can download the supplementary information, ask questions and upload your bid submission. Please include the following information with your submission:

- a clear statement of the sum offered, along with any proposed contractual conditions/timescales.
- drawings of the proposed development, showing layout, access and parking proposals.

The Council will only accept bid submissions made via the Public Contracts Scotland portal.

Bids arriving after the closing date/time will not be considered nor will bids sent by fax or email.

Following Closing Date

Developers' proposals will be utilised to identify a short list of interest, and further technical information will be released to inform a second and final proposal. It is anticipated that developer interviews will be held in consultation with relevant council departments such as Roads, Planning and Housing prior to selection of a preferred purchaser.

Final authority to proceed with the disposal will be required from NLC's Finance & Resources committee, the date of which will be the first hearing following selection of a preferred purchaser. The final legal offer production will be by agreement between the council and the preferred bidder.

Legal Costs

Each party shall be responsible for their own costs.

Viewing & Further Information

The site is accessible for viewing with further information via the Public Contracts Scotland portal.

Point of Contact

Claire Docherty
t: 07967 338383
e: dochertycl@northlan.gov.uk

The seller does not undertake to accept the highest offer, or indeed any offer received. NLC privacy statement can be viewed at [Estates Privacy Statement](#)

IMPORTANT NOTE

- These particulars set out the general outline for the guidance of intended purchasers and do not constitute, nor constitute part of an offer or contract nor do they constitute an instruction.
- All descriptions, dimensions, reference to conditions and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- The information contained within these particulars has been checked and, unless otherwise stated, is understood to be materially correct at the date of publication. After the particulars have been printed, circumstances may change outwith our control. When this occurs, we will endeavour to inform all enquirers at the earliest opportunity.
- All prices quoted are exclusive of VAT.
- Date of Publication: Jan 2024