bf.
brasier freeth

Land at Kimpton Road| Sutton | SM3 9QN

1.27 Acres | 0.514 hectares

For illustration only – Site boundaries indicative

Key features

- Rare freehold opportunity
- 1.27 acre site (0.514 hectares)
- Potentially suitable for development subject to planning
- Good access to wider road network
- Located within Strategic Industrial Location
- Well established industrial estate

1.271 acres
0.514 ha

Builders Yard

Tank

Superstore

Willow
House

Posts

For illustration only – Site boundaries indicative

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Situation

The site comprises a triangular shaped yard of circa 1.27 acres (0.514 hectares) of greenfield land. Pyl Brook runs through the site.

The immediate area consists of residential to the south and a range of commercial users to the North and East with major occupiers including Tesco, Selco, Parcelforce and Designplan Lighting.

Vehicular access has previously been available via Kimpton Road with HGV access via the commercial estate.

Location

The subject site is positioned on the southern side of Kimpton Industrial Park, an established industrial estate in Sutton, approximately 9 miles to the South-West of Central London.

The estate occupies a reputable location with good accessibility to the A3, M25, A24 and South Circular, all of which are within a short drive. Sutton Common train station is 0.6 miles to the West.

Planning

The site is situated within the Kimpton Strategic Industrial Location which supports certain commercial use. The site has previously secured planning permission for B1, B2 and B8 use.

We understand the site is not listed and is not located within a conservation area.

The site is potentially suitable for development subject to the necessary statutory consents.

Terms

All enquiries are invited.

Tenure

The site is available freehold with vacant possession.

VAT

We understand VAT will be payable upon the purchase price.

Legal costs

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

Further information

Further information available on application.

For viewings contact

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2022

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