

FOR SALE

LITTLEHURST GARDEN CENTRE, CV7 8BG

- Commercial space For Sale
- 0.46 hectares
- Located close proximity to the M6 and B4098 towards Coventry

LOCATION

Littlehurst Garden Centre is situated within the semi-rural village of Corley. Within easy access to Coventry and Birmingham by road (Junction 3 of the M6) or rail (Coventry Arena).

DIRECTIONS

From Coventry head northwest on Ringway Hill Cross (A4053). Take the exit for the B4098 for approximately 4 miles, passing through Keresley and heading toward Corley. Turn right onto Rock Lane. Continue along Rock Lane for approximately half a mile, Littlehurst Nursery will be on the left- hand side. What3words: still.drop.cared

DESCRIPTION

The property comprises 0.46 hectares (as outlined in the plan included in these particulars) and is currently used as a garden centre and plant nursery, including two buildings, measuring circa 3,151.34 sqft and 1,184.33 sqft, together with four poly tunnels measuring circa 3,690.45 sqft.

RENTAL TERMS

As an alternative to the sale of the site, the Vendors would consider letting the site to a tenant. Please enquire with the Vendor's agents if this is of interest to discuss rental terms.



PARKING

There is customer parking available to the front of the site.

ACCESS

Access taken directly from Rock Lane.

PLANNING

Purchaser should make their own enquires.

RIGHTS OF WAY AND OVERAGE

A right of way in favour of the retained land passes through the car park, as delineated between points A and B on the plan included within these particulars.

The site is offered subject to an existing overage provision on the title.

VIEWINGS

Viewings are by prior appointment only. For further information, please contact Hester Dalton or Anna Robinson.

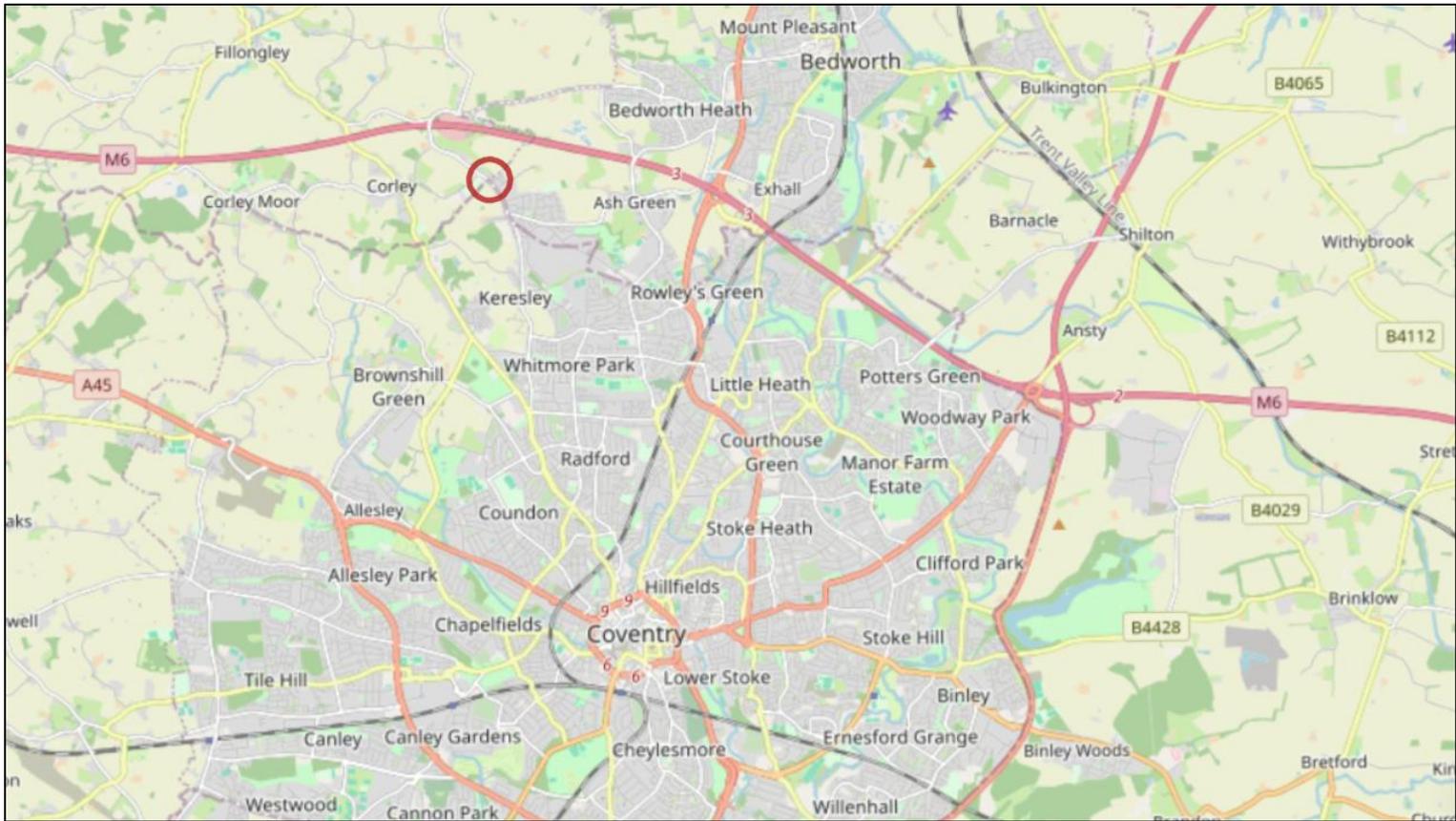
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LOCAL AUTHORITY

North Warwickshire Borough Council – Telephone: 01827 715341.



IMPORTANT NOTICE

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