

HUMMERSTONE & HAWKINS

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BUILDERS YARD WITH WORKSHOPS IN PLUMSTEAD FOR SALE



Former builders yard for sale / same ownership since 1972.

2 Workshops together with a 2-storey office, covered storage and yard

Approximate site area of 60 feet x 60 feet.

Access is via an unmade road off Kirk Lane.

Yard and workshops being sold with full vacant possession.

Popular & convenient location just off Plumstead Common Road.

BUILDERS YARD

OFF KIRK LANE,

PLUMSTEAD, SE18 3AB

Tenure: FOR SALE

Asking price: £380,000

**Hummerstone & Hawkins
Tel: 0208 303 1061**

LOCATION:

Plumstead is a district of South East London located in the London Borough of Greenwich and is found some 2 miles east of Woolwich, approx. 3.5 miles north-west of Bexleyheath and around 2 miles north of Welling.

Kirk Lane is found just off Plumstead Common Road between Plumstead Common and the junction with Herbert Road. Plumstead Common Road is a busy thoroughfare carrying high volumes of traffic and linking the South Circular Road and the A209.

The subject opportunity is located as the first yard along an unmade road of garages that is accessed along the side of 26 Kirk Lane and runs behind the properties on Plumstead Common Road. The immediate surrounding area is predominately older style residential properties. Nearby there is a wide variety of both independent and specialist retailers situated along Herbert Road.

Recreation facilities can be nearby at Plumstead Common.

DESCRIPTION:

The subject builders yard has been in the hands of our client, who has now retired, since c1972 and from where he run his business from which was a builders & contractors.

Double gates lead into a builders yard with is approximately 60' in depth by 60' wide. The site is configured to provide:

Righthand side workshop: 34.658sq m. / 373sq ft.

Central covered storage: 24.795sq m. / 267sq ft.

Lefthand side workshop: 22.273sq m. / 240sq ft.

2 Storey building:

Ground floor: 17.631sq m. / 190sq ft.

First floor: 22.125sq m. / 238sq ft.

The property includes an open area for parking or storage and an outside toilet.

AGENTS NOTES:

We are of the opinion that this opportunity would suit an owner operator, meaning someone looking for a base to run their business or possibly the potential for a small development scheme (STPP).

TENURE:

We understand that the property is freehold

EPC:

We have been informed by an energy assessor that due to the nature of this opportunity an EPC is not required.

LEGAL FEES:

Each party are to be responsible for their own legal costs.

VIEWING ARRANGEMENTS:

No direct approach may be made to the property. For an appointment to view, please contact the agent.

Hummerstone & Hawkins T: 0208 303 1061



ACCESS TO BUILDERS YARD



These particulars are issued on the distinct understanding that all negotiations shall be conducted through Hummerstone & Hawkins, to whom the result of inspection should be communicated. Whilst every care is taken in their preparation, these particulars are in no way guaranteed to be correct and no tract. Responsibility cannot be accepted for inconvenience or loss viewing however caused, but appointments to view can be arranged by request.