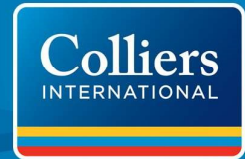


FOR SALE – RESIDENTIAL DEVELOPMENT OPPORTUNITY



SYMINGTON SOUTH LANARKSHIRE

FOR SALE

- Site of 5.7 acres (2.3 ha) approx.
- Planning consent for Residential Development previously granted.
- Of interest to Developers/Housebuilders
- Offers Invited

- Planning permission previously granted for 41 units ref CL/10/0022
- Situated in the small, pleasant village of Symington
- 3.5 miles from the market town of Biggar
- Commutable distance from Edinburgh and Glasgow
- Excellent connections to motorway network to the south
- Brownfield development opportunity

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Land off Biggar Road, Symington

LOCATION

The site is a brownfield development opportunity located in the north-west of the village of Symington in South Lanarkshire, a short journey away (3 miles) from the popular town of Biggar.

SYMINGTON, SOUTH LANARKSHIRE

The village of Symington has a range of services including a Post Office, a primary school, and hotel. There is a wider range of services in the nearby town of Biggar including a secondary school and small supermarkets.

Larger supermarket provision can be found in Lanark, 9.5 miles away.

Symington is in a good location and accessible to Glasgow (39 miles) via the M74 and to Edinburgh (32 miles) via the A702.

DESCRIPTION

The site is a brownfield site, irregular in shape and currently consists of an area of hardstanding where the former buildings of a meat packaging business existed. To the north of the site lies warehousing.

To the south of the site lies residential properties, to the west a railway line and to the east undeveloped agricultural fields.

SITE AREA

The site area extends to approximately 5.7 acres (2.3 ha) or thereby.

TENURE

The Vendor is offering the heritable interest in the property, the Scottish equivalent of an English freehold.

The warehouse property to the north and east of the site has access rights across the property which need to be accommodated in any development proposal.

The residential property at 51 Biggar Road has a right to use the vehicular access to the site which will need to be retained.

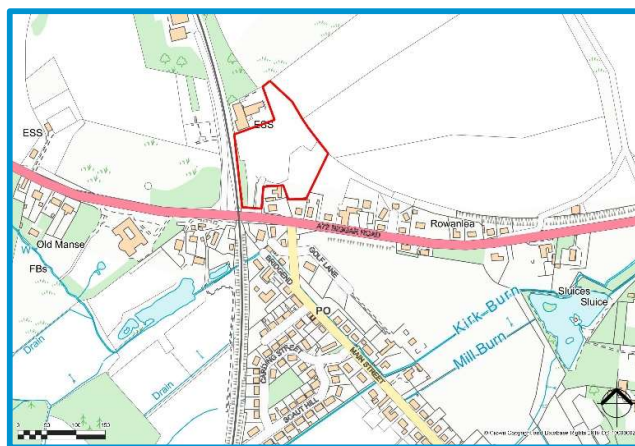
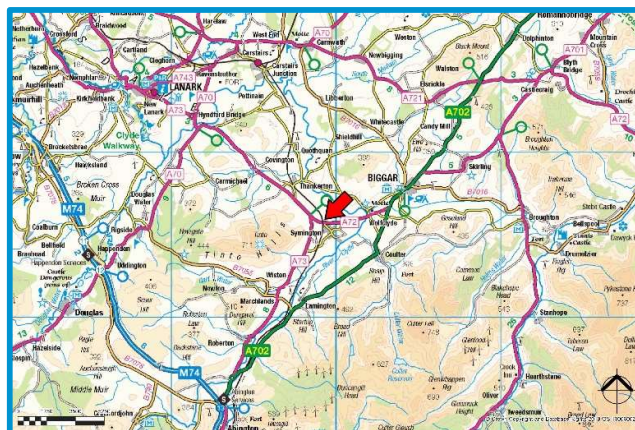
PRICE

Offers to purchase the heritable interest in the site are invited. The landowners are able to offer competitive development finance upon request.

PLANNING

Planning permission in principle for residential was granted by South Lanarkshire Council in 2010 for a 41-unit residential scheme (ref CL/10/0022), however that permission has lapsed.

The South Lanarkshire Local Development Plan 2015 identifies the site as a residential development opportunity.



GROUND CONDITIONS AND SERVICES

A full package of information including drawings from the 2010 planning application, a utilities report, a detailed Site Investigation Report and a 2020 commentary on its findings. Transportation and noise technical commentaries can be made available upon request.

Interested parties should satisfy themselves in all aspects as to the location and availability of services.

VIEWING AND ENQUIRIES

The site is free to access for viewings however potential purchaser are responsible for their own safety on site.

For further information, please contact:

Andrew McNab MRTPI MRICS of Colliers International on 0131 240 7500 or at andrew.mcnab@colliers.com.