

Established Vehicle Dealership

Hyundai, Middle Bank, Doncaster, DN4 5JJ

Colliers

For Sale/ May Let



- A detached, purpose-built vehicle dealership.
- Site area of circa 1.03 acres (0.42 hectares).
- The property extends over a total of 7,723 sq ft (717 sq. m).
- Potential alternative use, subject to planning and landlord's consent.
- Held on a long lease with the lease expiry in July 2116 at ground rent of a peppercorn per annum.
- Available due to relocation, business unaffected
- Situated within a long-standing trading location.

Daniel Pallett

Automotive and Roadside
07874 883074

Daniel.Pallett@colliers.com

Ben Narwain

Automotive and Roadside
07345 123401

Ben.Narwain@colliers.com

Established Vehicle Dealership

Hyundai, Middle Bank, Doncaster, DN4 5JJ

Location

The immediate vicinity of the property, positioned on Middle Bank, is characterised predominantly by a mix of industrial, trade counter, and retail warehousing uses, forming part of a well-established commercial and distribution hub.

The property further benefits from its proximity to the Lakeside Village Outlet Shopping Centre, a well-known retail destination that attracts a significant volume of footfall to the area and enhances the overall commercial appeal of the location.

Description

The property is a modern, purpose-built dealership (constructed 2001) with a steel portal frame and part brick, part metal clad elevations.

Internally, the building provides a high-quality 7 car showroom.

Supporting accommodation includes offices, WCs, and a parts department arranged over ground and mezzanine levels.

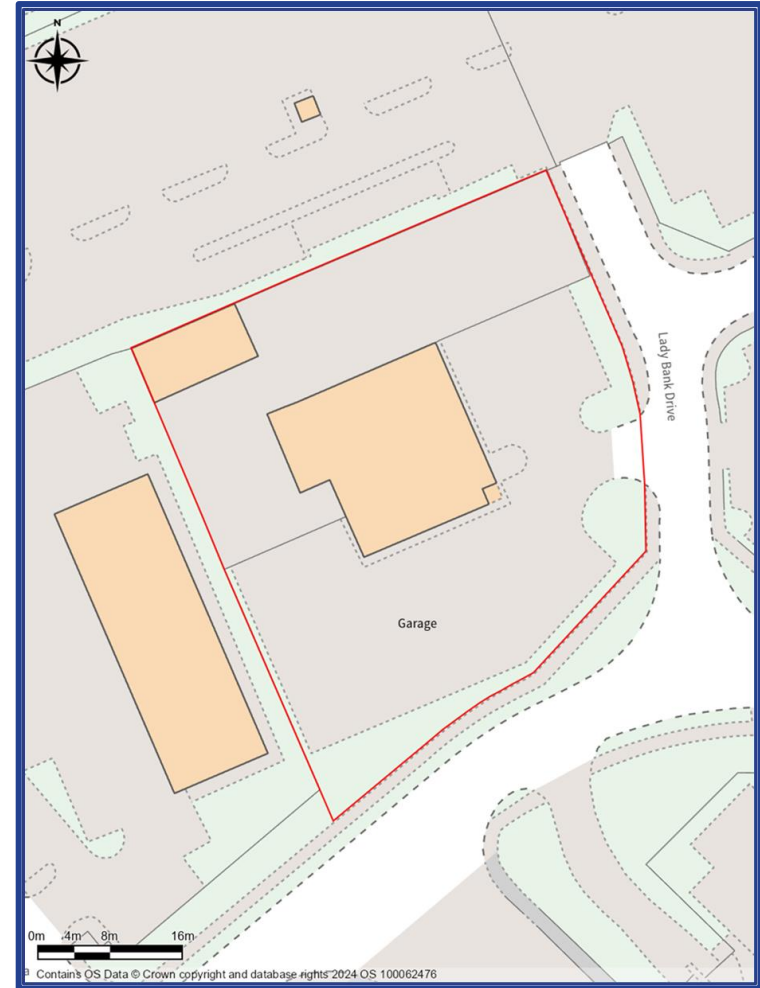
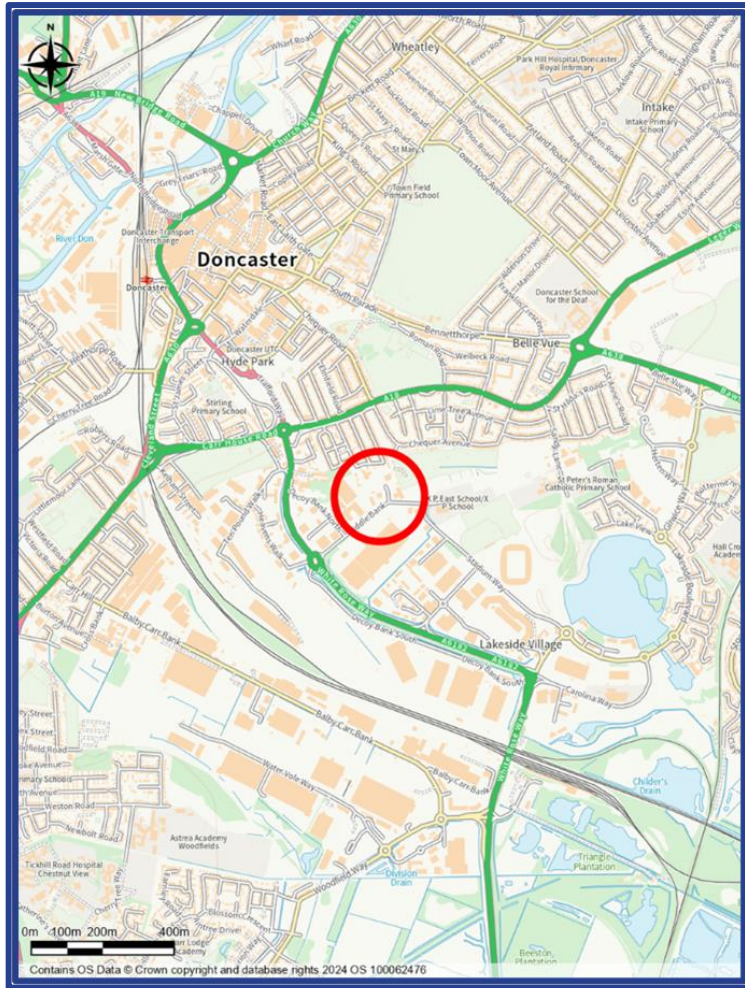
The rear workshop offers 5 service bays with roller shutter access, A later extension provides an additional modern MOT bay.

Externally, the site includes a detached valeting building of steel portal frame construction.

The forecourt and circulation areas are surfaced with a mixture of tarmacadam, concrete, and hardcore, and the site is secured by steel palisade fencing with landscaped frontage.



Hyundai, Middle Bank, Doncaster, DN4 5JJ



Hyundai, Middle Bank, Doncaster, DN4 5JJ

Accommodation

The approximate floor areas can be broken down as below:

Floor	Area	Sq M	Sq Ft
Ground	Showroom	228.95	2,464
	Service Reception	34.89	376
	Offices	22.37	241
	Showroom ancillary	10.34	111
	Workshop offices	19.7	212
	Parts	35.14	378
	Workshop ancillary	20.61	222
	Workshop	180.7	1,945
	First	Parts	59.94
External	Valeting	104.82	1,128
Total		717	7,723
Total Site Area		0.42 hectares	1.03 acres

Parking	Spaces
Display	60
Customer	13
Workshop and compound	42
Total	115 spaces

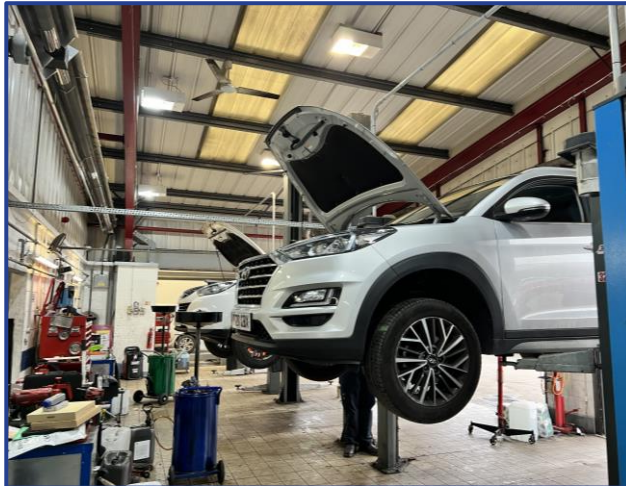
Use

The property currently has a Sui Generis planning permission for vehicle dealership use.

Interested parties are advised to make their own enquiries with the Local Planning Authority in respect of the current permitted use and their proposed use.

Established Vehicle Dealership

Hyundai, Middle Bank, Doncaster, DN4 5J



Established Vehicle Dealership

Hyundai, Middle Bank, Doncaster, DN4 5JJ

Tenure

The property is held on a long leasehold basis, with the lease expiry in July 2116 with a ground rent of a peppercorn per annum.

The property is offered with vacant possession.

Terms

The property is available by an assignment of the existing long leasehold interest.

Alternatively, the vendor may consider letting the property on a new occupational lease.

Price

Upon application.

VAT

VAT may be chargeable in addition.

Rateable Value

The unit is assessed for Business Rates purposes as follows:

Current Rateable Value - £48,750

EPC

Hyundai, Middle Bank, Doncaster – C (63)

A copy of the certificates can be made available on request.

Money Laundering

In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017, the Purchaser will be required to comply with our Anti-Money Laundering policy. Further details are available upon request.

Legal costs

Each party is to be responsible for its own legal and professional fees in connection with a transaction.

Viewing / Further Information

For further information or to arrange a viewing please contact:



Daniel Pallett

Automotive and Roadside
07874 883074

Daniel.Pallett@colliers.com



Ben Narwain

Automotive and Roadside
07345123401

Ben.Narwain@colliers.com

[Colliers.com/uk-automotive](https://www.colliers.com/uk-automotive)

Disclaimer

Colliers International gives notice that these particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute any part of an offer or contract. Details are given without any responsibility and any intending Purchasers, Lessees or Third Party should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person employed or engaged by Colliers International has any authority to make any representation or warranty whatsoever in relation to this property. (Insert date) Colliers International is the licensed trading name of Colliers Property Advisers UK LLP which is a limited liability partnership registered in England and Wales with registered number OC385143. Our registered office is at 50 George Street, London W1U 7GA.