



For Sale/To Let

Land
Commercial Road
Rotherham
South Yorkshire S63 9BL

0.76 Acres

Leasehold Freehold

- Development opportunity
- Suitable for a variety of uses STP
- Freehold

Agency | Consultancy | Development | Investment | Valuation

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RICS

Location

The land is situated on the corner of Commercial Road and Highgate Lane adjacent to the well established Goldthorpe Industrial Estate. Goldthorpe Industrial Estate is located just off the A635 Dearne Valley Parkway in Goldthorpe, mid way between Barnsley and Doncaster. Good transport links are available to the M1 motorway less than 9 miles to the west, and the A1 motorway which is less than 6 miles to the east.



Description

The property comprises an irregular shaped area of land extending to approximately 0.76 acres (3,095 sq m). The land has the benefit of being in a corner position with frontage onto Highgate Lane and Commercial Road and would be suitable for a variety of uses subject to planning.

A preliminary access arrangement of 7.3m wide has been approved by Barnsley Council which would provide access to the site from Commercial Road.

Accommodation

The site extends to 0.76 acres (3,095.76 sq m).

Use

The land may be suitable for a variety of uses subject to planning.

Business Rates

Interested parties are advised to make their own enquiries via Barnsley Council.

Tenure/Terms

The land is available To Let or For Sale on terms to be agreed.

EPC

N/A.

VAT

All prices quoted are exclusive of VAT.

Legal Costs

Each party to pay their own legal costs in relation to the transaction.

Further Information and Viewing Arrangements

Via the Sole Agents Dove Haigh Phillips

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DOVE HAIGH PHILLIPS

