

Pygott & Crone

The Caravan Centre, Station Business Park

Office 1, Main Road, Stickney, PE22 8EE

£775,000

Details

- For Sale
- Large Retail , warehousing/industrial use
- Potential residential site
- 22921 sqft (2129 sqm)
- 1.765 acres (0.7142 ha)
- Services Connected
- £775000
- EPC Rating Warehouse - B
- EPC Rating Centre - C





Location

Overview

The property comprises a substantial warehouse and yard premises with former uses including warehouse, retail and industrial uses.

The property is situated on the outskirts of the village of Stickney. Stickney is situated at the centre of the Lincolnshire Fens, 8 miles (13 km) north of Boston and 10 miles (16 km) south-east of Horncastle. The A16 road runs through it. The village postal address is Boston, although Stickney is not situated within Boston Borough.

The village is on a main bus route between Spilsby and Boston, which runs along the A16. It used to be served by an east–west railway line, but this closed in 1970. A transmitting station is located near Stickney Camp Site to the north.





Accommodation
The accommodation comprises retail warehousing/industrial use of 22921 sqft 2129 sqm on 1.765 acres (0.7142 ha) of land.

Planning & Uses
The property has established use as retail and industrial use and the site has a possibilty of residential planning consent.

SERVICES
Mains electricity, water and sceptic tank drainage

TENURE
The property is sold Freehold with vacant possession

RATEABLE VALUE
The property has a rateable value of £33,750 in the April 2023 rating list.





EPC Rating
EPC Rating Warehouse - B and EPC Rating Caravan Centre - C

LEGAL COSTS
Each party are responsible for their own legal costs

VAT
The price expressed is exclusive of VAT if applicable

LOCAL AUTHORITY
East Lindsey District Council

VIEWING
Contact Pygott & Crone Commercial









The Caravan Centre, Station Business Park, Office 1
is marketed through our Commercial office

36a Silver Street, Lincoln, LN2 1EW

0330 128 0939