

# LATE ENTRY: AUCTION SALE

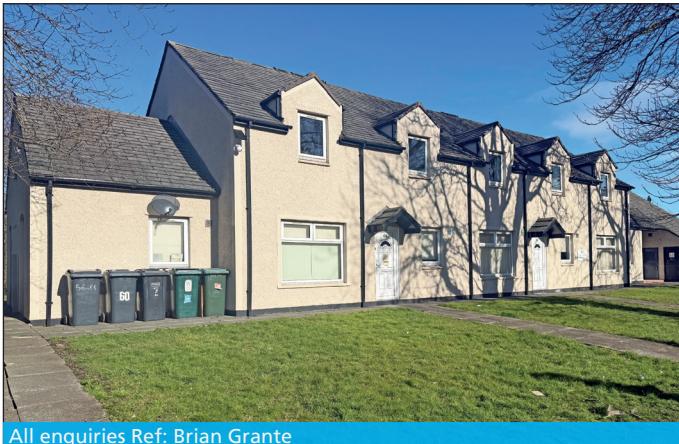
## Tuesday 3rd February 2026



Lot 102A

56-64 Willow Lane, Lancaster,  
Lancashire, LA1 5QF

On behalf of Lancashire  
County Council



All enquiries Ref: Brian Grante



- Substantial Freehold arranged as a flexible terrace of 5 properties requiring refurbishment
- Site area approx. 0.64 acres and approximately GEA 549m<sup>2</sup> / 5,910 sq ft accommodation
- Further development potential (STC)
- Full vacant possession

### Location:

The property is situated on Willow Lane, with prominent corner frontages to St Thomas More Walk and Europa Way, to the west of Lancaster city centre. Transport options include local bus routes, Lancaster rail station (to Edinburgh, Glasgow, Liverpool, Manchester Airport, Preston and London Euston) or road links via the M6 north and south.

### Description:

A flexible terrace of 5 properties interlinked and arranged over ground and first floor levels with gardens and parking. Approximately 29 rooms and ancillary accommodation plus storage and conservatory totalling approximately GEA 549m<sup>2</sup> / 5,910 sq ft) and previously utilised as an adult residential home

### Site Area:

Approx. 0.64 acres

### EPC rating: C

### Council Tax Band: E

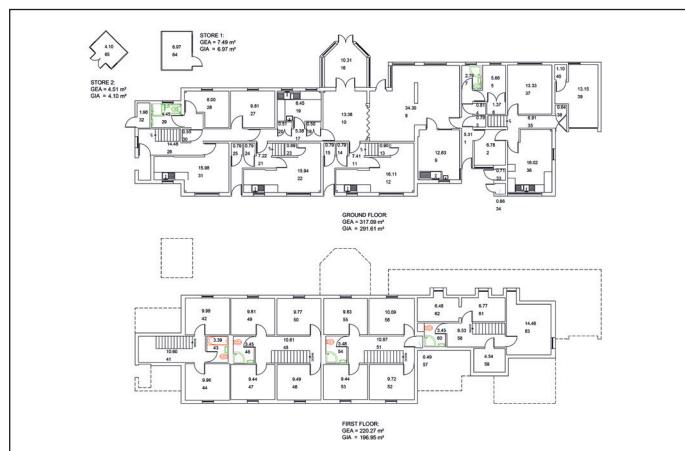


### Potential:

The property may be suitable for a variety of uses or potential development – subject to consents where necessary and purchasers must rely upon their own enquiries in this respect.

### To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.



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