



Sanderson
Weatherall

FOR SALE

LEISURE FACILITY

10 Longbrook Street,
Plympton St Maurice
Plymouth
PL7 1NJ

Plymouth - 01752 936101
sw.co.uk





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DESCRIPTION

The property is a Grade II listed hall originally dating back to the 18th Century. The last use was as a meeting hall for the Scout Association. It is set out over ground and first floor with a number of meeting rooms, storage areas and w.c.

ACCOMMODATION

All areas and dimensions stated are in accordance with the RICS Code of Measuring Practice.

	Sq ft	Sq m
Ground Floor	507	47.12
First Floor	545	50.61
TOTAL	1,052	97.73



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SERVICES

All mains electricity, water and drainage are connected to the building. We have not tested the apparatus and therefore interested parties are invited to make their own enquiries.

PLANNING USE

The previous property was as a Scout Hall. Parties are invited to make their own enquiries of the local authority as to the acceptability of alternative uses.

BUSINESS RATES

Rateable value assessed as Scout Hall and premises with a rateable value of £1,350.

ENERGY PERFORMANCE CERTIFICATE

The EPC is to be confirmed.

TERMS

We are instructed to dispose of the Freehold interest. Interest is invited for existing or alternative uses.

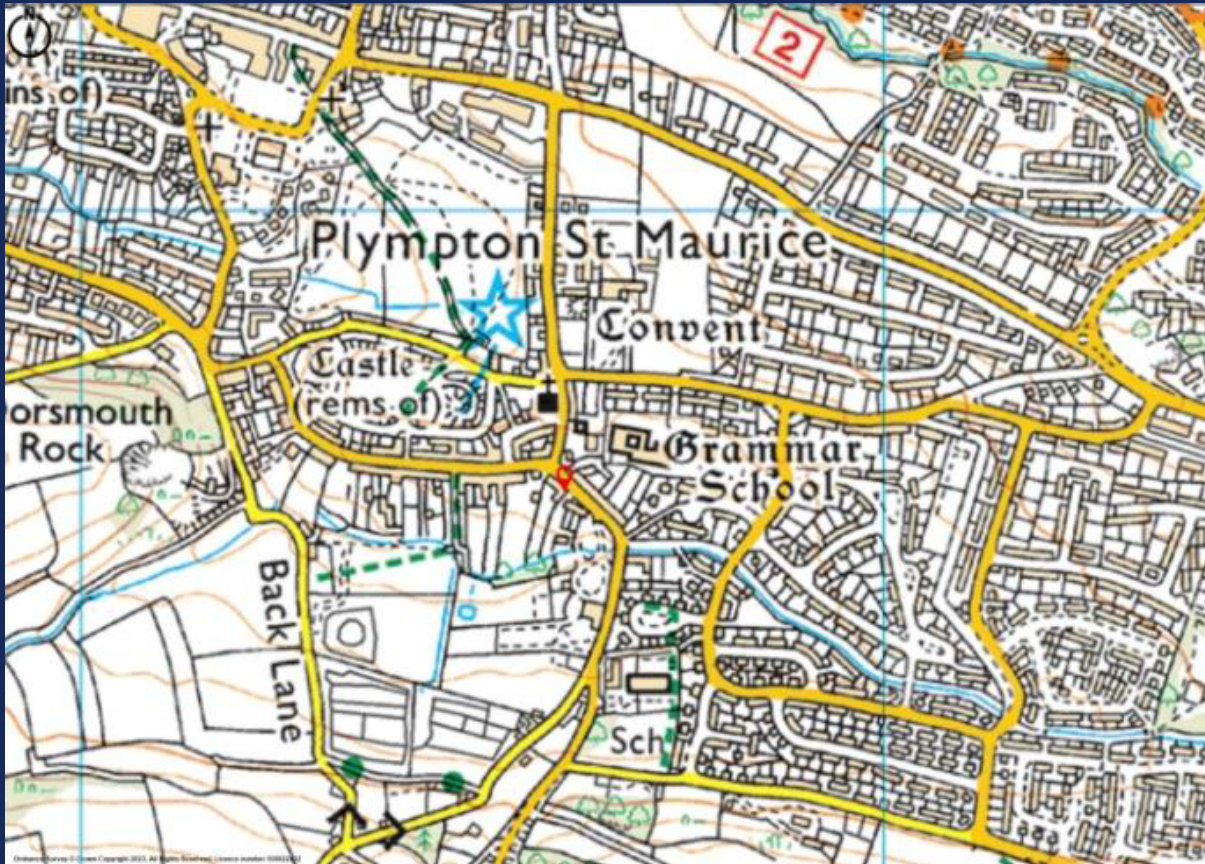
Guide price £99,500

VAT

All figures quoted are exclusive of VAT where applicable.



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LOCATION

The property is located within the centre of the historic village of Plympton St Maurice in Plymouth. This is situated to the north east of Plymouth and lies on the northern side of A38 Devon Expressway.

Plympton was previous a stannery town and the main retail offer is centred on the Ridgeway. Essentially the area is now a suburb of Plymouth. Nearby uses include residential and the Brook Public House and St Elizabeth's House Hotel.

VIEWING & FURTHER INFORMATION

To arrange a viewing or for further information please contact Ashleigh Phillips or Heather Branson

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