

DM HALL

For Sale

Development Site

Land at Harbour
View, Methil,
Fife KY8 3RW



0.51 hectares
(1.26 acres)

Property Details

- Prominent dock side development site
- Suitable for various uses subject to planning consent
- Offers in the region of £110,000 exclusive are invited

LOCATION:

Methil forms part of the Levenmouth area of East Central Fife and lies approximately 5 miles east from the town of Glenrothes and some 7 miles north-east from Kirkcaldy. Levenmouth comprises the communities of Leven, Buckhaven, Methil and Methilhill.

The subjects are situated within the established Fife Energy Park and are situated on the southern side of Harbour View benefitting from a roadside and dockside frontage. The immediate vicinity of the subjects has undergone significant redevelopment and regeneration over the course of the preceding 15 years and is characterised by other general business and industrial occupiers and there are also modern offices and a medical practice nearby. The home of East Fife Football Club is also close to the subjects.

DESCRIPTION:

The subjects under report comprise a slightly irregular shaped development site situated in an established industrial/business location. The subjects are bounded by Harbour View to the north west and a large dock (no. 3) to the south east and, to the north east, by the site of Thomson House which is a modern office pavilion.

The site currently comprises rough grass and shrub and is generally flat and level in nature with some areas of undulation. A portion of the site towards the northern extremity is bounded in metal post and wire security fencing. Whilst the site is bounded by the dock to the south there is no physical access due to the flood defence formation.

There are presently no buildings on site.

ACCOMMODATION:

As there are presently no buildings on site no detailed comment is possible although we would confirm that, by reference to the online OS Promap system we have calculated that the site extends to approximately 0.51 hectares (1.26 acres) or thereby.

SALE TERMS:

Offers in the region of £110,000 exclusive of VAT are invited.

VAT:

All prices quoted are exclusive of VAT.

LEGAL COSTS:

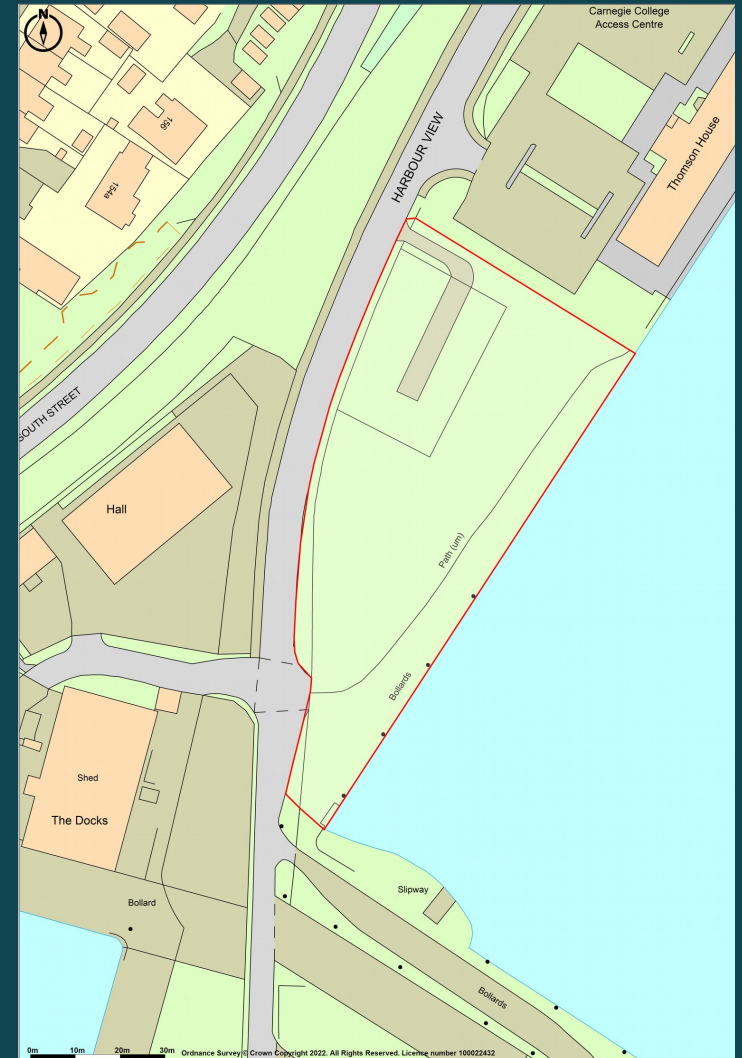
Each party will be responsible for paying their own legal costs incurred in any transaction.

ENTRY:

Upon completion of legal formalities.

FURTHER INFORMATION:

Strictly by contacting the sole selling/letting agent.



Make an enquiry

fifeagency@dmhall.co.uk

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PROPERTY REF: ESA3265

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