

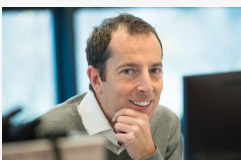


Summit Colliery, Welshcraze Close, Kirkby-In-Ashfield, Nottinghamshire NG17 8GJ

Land

- ▶ **Up to 3 acres of potential development land**
- ▶ **Outline planning consent approved for B2 and B8**
- ▶ **Available as a whole or in part**
- ▶ **Design and Build considered**

For enquiries and viewings please contact:



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Location

The former Summit Colliery site is located in Kirkby in Ashfield, in north-west Nottinghamshire. The site is approximately 4 miles south west of Mansfield town centre with other towns such as Sutton in Ashfield, and Annesley Woodhouse in close proximity.

Principal access to the site is Wolsey Drive with secondary access via Welshcroft Close. Wolsey Drive leads onto Lowmoor Road (B6021) which permits access to the A38 via Penny Emma Way.

The A38 leads directly to junction 28 of the M1 Motorway, approximately 3 miles away. In addition the site provides access to both the A611 and A60.

Description

The remaining site is broadly rectangular in shape and sits on the former Summit Colliery site. The remaining site extends to approx 3 acres.

The site is currently unoccupied and has been remediated to industrial standard. The site is bounded by industrial units to the south and east with existing electrical substations on the site to the west of Welshcroft Close and adjacent to the site to the north of the Wolsey Drive entrance.

Accommodation

	Hectares	Acres
Total	1.21	3

Please note that the areas supplied are approximate.

Planning

The site has received outline planning consent for Class B2 and B8 use and open storage. Planning was granted under reference V/2013/0006 details of which can be found on the Ashfield District Council website.

Tenure

The site is available as a whole with quoting terms from the marketing agents.

Rent

Price on application

VAT

All sums quoted exclusive of VAT if applicable.

Legal Costs

Each party will be responsible for their own legal and professional fees incurred in the transaction.

Viewings

Further details available from the sole marketing agents.

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