

## **Freehold – For Sale Land at Patten Street, Birkenhead, CH41 8DG**

**BNP Paribas Real Estate  
5 Aldermanbury Square,  
EC2V 7BP  
London**

**Tel: 0207 338 4000**

**c.1.83 acres**



- Development Opportunity (Subject to Planning)
- Freehold with Vacant Possession
- **Sold with Post Completion Obligations**

### Location

Site is located off Laird Street on the corner of Patten Street just 5 miles from Liverpool Centre. Liverpool, Birkenhead Ferry Terminal and Train Station are within 1.5 miles with direct link to other major cities.

### Description

The Property comprises a Freehold 1.83 acre plot of vacant land with residential and commercial surrounding uses. The site is accessed from Patten Street and is suited to a number of uses subject to planning.

### Tenure

The site will be sold Freehold with Vacant Possession subject to a post completion obligation.

### Business Rates

Interested parties are invited to make their own enquiries to the Local Authority to discuss the Business Rates Assessment.

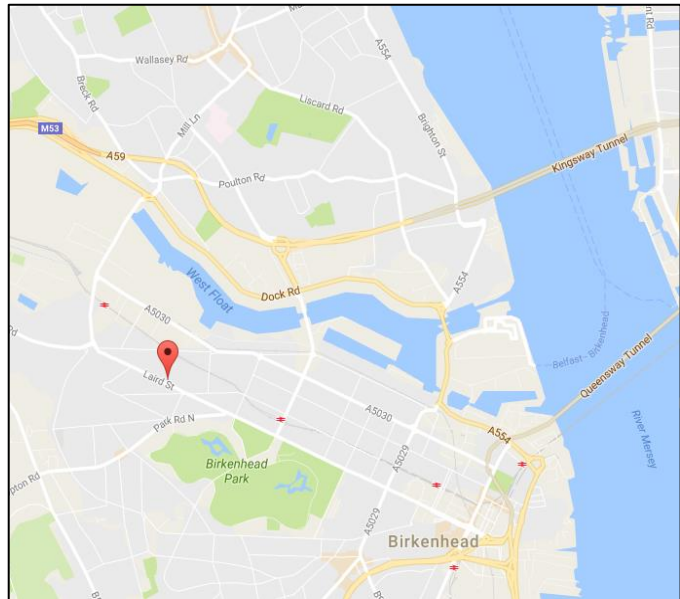
### Post Completion Obligations

Please note, the site will be sold subject to the post completion obligation to obtain the relevant planning permission for a change of use. For more information please contact the sole agent BNP Paribas Real Estate.

### Environment Information

Further information can be found by logging in to website. [www.ngpp.co.uk](http://www.ngpp.co.uk)

### Location Plan (For information only)



### Planning

Any queries should be directed to the Local Authority, Wirral Council.

### VAT

This Property is elected for VAT.

### Further information

For further information and important documentation Please visit [www.ngpp.co.uk](http://www.ngpp.co.uk)

### Viewing

Strictly by appointment with the sole agent BNP Paribas Real Estate

### Subject to Contract

April 2017

**Please contact the below agents for further information;**

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