



TO LET

Tel: 0117 984 8400

Car Sales Site at Tortworth Business Park, Wotton-under-Edge GL12 8HQ

Vehicle Storage / Car Sales Site

0.708 acre site with customer parking



- Rare Car Sales Site
- Excellent Motorway Access
- Up to 100 car site
- Suitable for storage/sales of cars and caravans



LOCATION

The site is situated within the walled gardens of the Grade II* registered park and garden of the Grade II listed Tortworth Court., located on the edge of Tortworth and Leyhill. Access is provided via a private driveway leading from the B4509. The site boasts unprecedented access from Junction 14 of the M5 Motorway less than 1 mile west. This provides direct access to Bristol some 17 miles south, Gloucester 20 miles north and Cheltenham 27 miles north. Thornbury town centre is located 5 miles west and Yate town centre is 8 miles south.

DESCRIPTION

The site has a capacity for up to a 100 car sales site. The site is also suitable for storage and sales of cars, caravans and motorhomes.

The overall site is 0.7 acres which comprises 0.4 acres demised for car sales use with a hardcore covering with the remaining 0.3 acres been for customer parking on a tarmac surface. There is a small separate portakabin for use as a sales office.

Tortworth Business Centre is undergoing development plans for a mixed use B1, B2 and B8 use business development.

PLANNING / USE

The site benefits from Used Car Sales (sui generis) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended).

TENURE

The unit is available to let only, by way of a new lease on terms to be agreed.

VAT

All figures quoted are exclusive of VAT if applicable. Interested parties are advised to make their own enquiries

RENT

The whole site is available at an annual rent of £25,000 exclusive.

SERVICE CHARGE

The tenant will be responsible for the maintenance and upkeep of the subject site.

BUSINESS RATES

Rateable Value of £15,000.

LEGAL FEES

Each party is to be responsible for their own legal costs incurred in connection with any transaction.

VIEWINGS AND FURTHER INFORMATION

For an appointment to view or for further information please contact the sole agents:

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SUBJECT TO CONTRACT





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