



Johnsons Lane, Widnes, WA8 0SJ

Commercial Land

Summary

Tenure	For Sale
Available Size	2 Acres / 0.81 Hectares
Business Rates	To be Assessed
EPC Rating	EPC exempt - No building present

Key Points

- Fenced & Gated Site
- Excellent Vehicular Access
- Scarcely Available Opportunity
- Established Commercial Area
- Ideal of Open Storage Uses

Location

The site forms part of a large industrial area located on the eastern periphery of Widnes town centre. Widnes is approximately 13 miles east of Liverpool City Centre, 4 miles north of Runcorn, accessed via the Runcorn/Widnes Bridge and 6 miles west of Warrington.

Located on Johnsons Lane, less than 2 miles east of the town centre within the suburb of Moss Bank within a predominantly industrial area. Johnsons Lane is accessed off Gorsey Lane, with direct access from the A562.

Several sites in the immediate vicinity have been redeveloped into large distribution warehouses.

Description

The land is currently undeveloped and is entirely grassed and currently overgrown.

The site is fenced and gated onto Johnsons Lane and the site area extends to 2 acres of useable land.

The site would be ideally suited for the majority of open storage users and we expect demand to be extremely high for this opportunity.

Site Area

2 Acres (0.9 HA).

Tenure

Understood to be Freehold.

Sale Price

Offers over £1,000,000 are requested for the benefit of the Freehold interest.

Business Rates

To be assessed.

Services

Basic electricity, water and drainage may be connected, subject to availability and status.

Planning

Extant Planning was granted on the 7 November 2018 under Application Number 18100399 FUL for the creation of a transport depot with workshops and offices and site fencing. Applicants are requested to make further enquiries with Halton Borough Council to satisfy themselves on the current status of the Planning Permission.

VAT

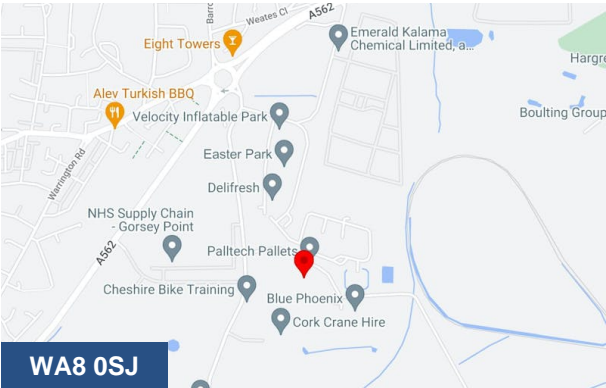
VAT may be applicable at the prevailing rate.

Legal Costs

Each party are to be responsible for their own legal costs incurred.

Detailed Description

A 2 Acre fenced and gated site with excellent vehicular access in an established commercial area.



Viewing & Further Information



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