

GUIDE PRICE

£35,000

BIDDING DEPOSIT

£3,500

DIGITAL AUCTION DATE

24th July 2019



Land at Main Street, Swallownest, Sheffield, South Yorkshire S26 4TZ

Freehold land with with development potential (subject to planning)

Bid1.
Digital Trading Platform

Property Summary

- Freehold site
- About 0.02 hectares (0.06 acres)
- Possible development opportunity (subject to consents)
- Vacant possession

Location

Swallownest is located 6 miles east of Sheffield (population 518,000 - 2011) and 4 miles south of Rotherham. The town has excellent transport links via the M1 motorway (Junction 31), A57, A618, B6053 whilst Woodhouse railway station is also close by.

The site is situated 100 metres from the junction with Main Street and High Street in a predominately residential area. Nearby occupiers include Betfred and Co-Op.

Description

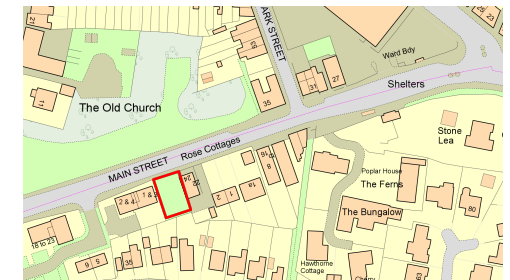
The property comprises a rectangular, mostly flat site of approximately 232.80 sq m (2,505 sq ft) fronting onto Main Street. The site sits within a mainly residential area of two/three storey properties.

Planning

The site has potential for residential development (subject to obtaining the necessary consents).

VAT

VAT is payable



Tenure
Freehold

Local Authority
Metropolitan Borough of
Rotherham
01709 382121
www.rotherham.gov.uk

Address	Acres	Hectares
Land on Main Street	0.06	0.02

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