

GUIDE PRICE

£10,000

BIDDING DEPOSIT

£1,000

DIGITAL AUCTION DATE

25th March 2021

BY ORDER OF

Administrators



Land off Chester Road, Gresford, Wrexham, LL12 8LX

A freehold site totalling approximately 1.12 hectares (2.76 acres)
adjacent to an established industrial park

Bid1.

Property Summary

- Freehold vacant land
- Approximately 1.12 hectares (2.76 acres)
- Alternative use potential (subject to planning)
- Adjacent to an established industrial park
- Vacant possession
- **On the instructions of the Administrators**

Location

Wrexham lies about 11 miles south west of Chester and 34 miles north west of Shrewsbury and is the administrative and principal centre of the Wrexham County Borough. It can be accessed via the A5156, A483 and A534 and has four railway stations with Wrexham General providing regional rail services including national rail links via nearby Chester and Crewe railway stations.

The site lies on the west side of the A483 immediately to the north of Plastipak, which forms part of an established industrial park. Access is via an estate road running north from the Gresford Interchange (refer to the legal pack).

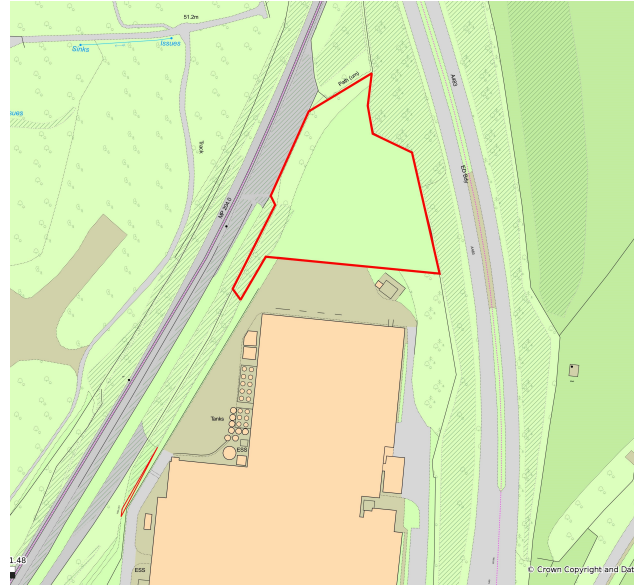
Description

A roughly rectangular site totalling approximately 1.12 hectares (2.76 acres), which is currently woodland. We understand that there is a right of access through the site immediately to the south (refer to the legal pack).

The site may offer future development potential but prospective purchasers are advised to make their own enquiries of the Local Planning Authority. The site sits within a designated employment area in the Wrexham Local Development Plan (2013-2028).

Tenure

Freehold



VAT

Refer to the legal pack

EPC

An EPC is not required

Local Authority

Wrexham County Borough Council
01978 298994
www.wrexham.gov.uk

Note

All plans are for identification purposes only and prospective purchasers are referred to the title plans in the legal pack.

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