

GUIDE PRICE

To be advised

BIDDING DEPOSIT

£3,500

DIGITAL AUCTION DATE

16th November 2021

BY ORDER OF

**UK**  
LAND ESTATES



## Plot 3 Park View Industrial Estate, Prospect Way, Hartlepool, TS25 1UD

Virtual Freehold 0.99 acre industrial site

**Bid1.**

## Property Summary

- Virtual Freehold
- Established industrial estate
- Close to town centre
- 0.82 acre clear level sites
- Good access
- For storage or development

## Location

Hartlepool is a coastal town and port lying on the North East, North Sea coast 8 miles north of Middlesbrough and Teeside and 20 miles to the south of Sunderland.

The town has a wide range of retail facilities with a strong tourism business associated with the historic harbour area. The town's economy benefits from the chemical and green energy sectors together with the large commercial port. Hartlepool has good road communications via the A179 and the A689, both linking the town to the A19 trunk road. The A179 is the main road to the north-west which leads to the A19 to Durham, Sunderland and Tyneside. The A689 is the main road to the south-west towards the A19 & Billingham, Stockton, Middlesbrough and York. The A178 road leads south to Seaton Carew, Port Clarence and Middlesbrough. Hartlepool railway station lies on the Durham Coast Line with hourly services to Sunderland, Newcastle and Middlesbrough, as well as a service to London King's Cross.

The established Park View Estate lies 1 mile to the south of the town centre between the A689 and the B1277 Brenda Road with site access off Prospect Way. The Seal Sands Terminal and the Mouth of the River Tees a short distance to the north

## Description

Plot 3 lies close to the entrance to the estate, fronting Prospect Way close to its junction with Brenda Road. The property comprises a rectangular and level site with an area of 0.99 acres (0.4 ha).

## VAT

VAT is applicable

## Tenure

Virtual Freehold 999 year and 125 year leases with vacant possession



Address	Acres	Hectares
Plot 3	0.99 acres	0.4 ha

These Particulars were downloaded from BidXl.com. Buyers are strongly advised and assumed to have returned to BidXl.com to read the full terms and conditions associated with this lot, and check the Special Conditions and any applicable Addendum, prior to bidding. Additional costs, charges and encumbrances may apply for Buyers once they have made a successful bid in relation to a property. Where a guide price (or range of prices) is given, that guide is the minimum price at which, or range of prices within which, the seller may be prepared to sell on the date on which the guide price, or range of prices, is published. Please see full disclaimer on BidXl.com for limitations regarding the liability of BidXl.

Guide Prices are issued without responsibility and as a general indication of the current level of the vendor's intentions as to the reserve price, which is the seller's minimum acceptable price at auction the figure below which the auctioneer cannot sell. The sale price whether prior to or at the auction can be above or below the guide price depending upon market activity. Guide Prices can vary up to and including the day of the sale. Updates are available on line at [www.bidxl.com](http://www.bidxl.com)



## Contact BidXl

Simon Riggall FRICS

[simon.riggall@bidxl.com](mailto:simon.riggall@bidxl.com)

+44 (0) 7732 681 151