

# Bellway



## FOR SALE

NEIGHBOURHOOD RETAIL SITE EXTENDING TO APPROX 0.12HA (0.3AC) INCLUDING PARKING AND DELIVERY

**SHW**

Hellingly Green, Hailsham, East Sussex, BN27 1PG

**MAKING  
PROPERTY  
WORK**

**SHW.CO.UK**

**LOCATION**

The location is in the village of Hellingly just to the north of Hailsham.

The retail unit is situated on the main entrance into Pelham Place a development of 460 residential units comprising a mix of 2,3,4 & 5 Bedroom Houses. The development is at the eastern edge of the site with direct access to the A271 allowing easy access for both residents of the development as well as Hellingly Village.

**DESCRIPTION**

Our client has planning, **WD/2017/0352/MRM** for a new single storey Retail unit of approximately 300 m<sup>2</sup> (3,200sqft) and associated car parking for 11 cars plus disabled parking provision. There is easy access for deliveries with its own service yard.

The site is available For Sale, alternatively the unit will be built and handed over in a basic developers shell.

**ACCOMMODATION (GIA)**

	SQ FT	SQ M
<b>GIA</b>	<b>2,992</b>	<b>278</b>

Car Parking for 10 plus disabled and provision for separate delivery area.

**FREEHOLD**

£400,000

**RATES**

To be assessed.

**VAT**

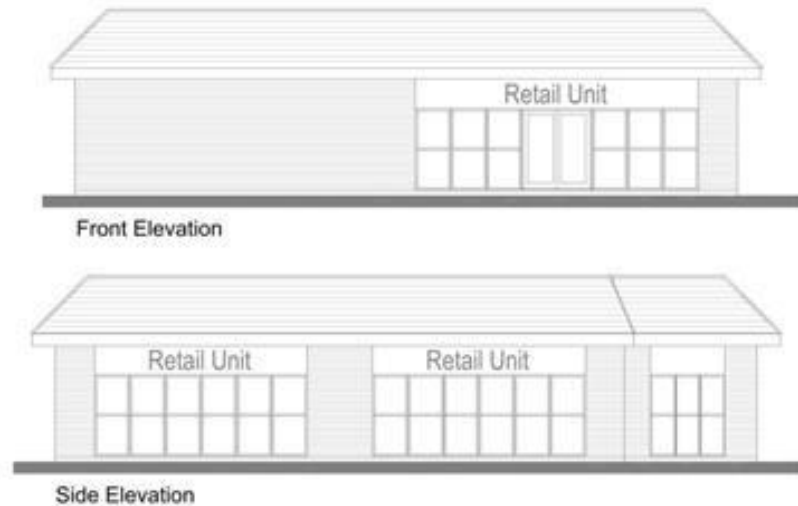
VAT may be chargeable on the terms quoted.

**LEGAL COSTS**

Each party is to be responsible for their own legal fees.

**EPC**

An EPC is being prepared and will be available shortly.



**VIEWINGS – 01323 437900**

Jason Roberts t: 01323 438460 | e: jroberts@shw.co.uk

Richard Pyne t: 01273 876213 | e: rpyne@shw.co.uk



**SOCIAL**

Follow us on twitter @SHWProperty

**MAKING  
PROPERTY  
WORK**

**SHW.CO.UK**