




For Sale

Land at Nursery Road, Luton, LU3 2RG

 £80,000 for the Freehold

 2,154 Sq Ft / 200.11 Sq M

 The land comprises a self-contained site currently occupied by four lock-up garages, all of which are vacant. The garages are arranged across the site and provide basic lock-up accommodation. The access driveway serving the site forms part of the Title.

 The land may be suitable for a range of uses including storage or parking, subject to any necessary consents. A pre-application enquiry has been submitted to the Local Planning Authority in respect of potential redevelopment; however, interested parties should make their own enquiries in respect of planning and future use.





For further information
please contact:

01582 957591

9 Compton Avenue,
Luton, LU4 9AX

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Location

Marsh Road is a well-established mixed-use location situated to the north of Luton town centre, serving a densely populated residential catchment and comprising a range of local retailers, trade operators and neighbourhood services. The area benefits from good transport connectivity, with Leagrave railway station located nearby providing direct Thameslink services, together with regular bus routes and convenient access to the wider Luton area and surrounding road network, including routes towards the M1 and A6.

Terms & Tenure

Available upon a freehold basis with vacant possession for £80,000.

Accommodation

2,154 Sq Ft / Land / Mixed Use

VAT

All figures are quoted exclusive of VAT, purchasers and lessees must satisfy themselves as to the applicable VAT position, seeking appropriate professional advice.

Costs

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

Viewing

Strictly by appointment only please contact:



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