

Part Plot B240

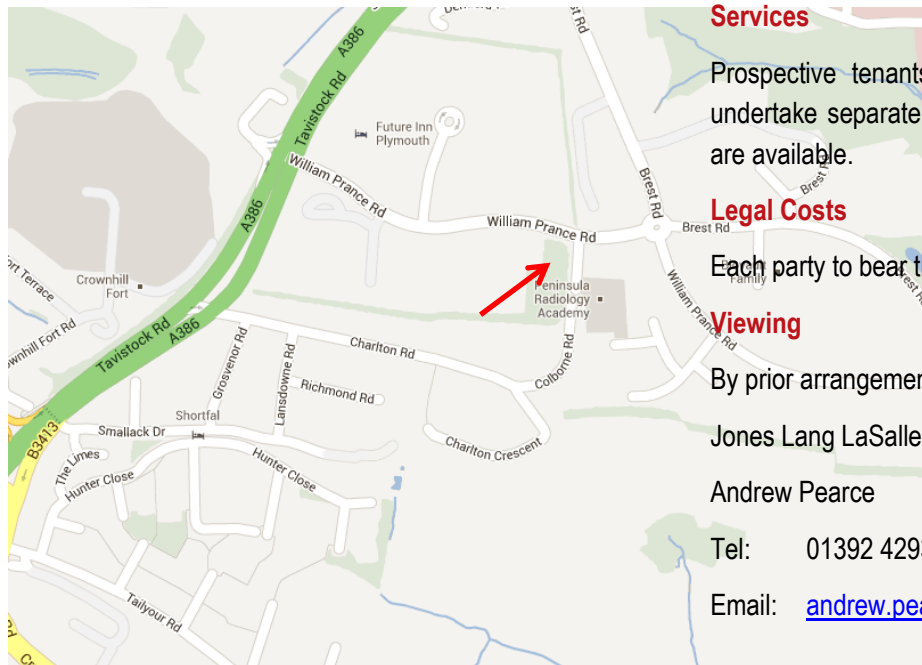
William Prance Road, Plymouth International
Medical & Technology Park, Derriford, Plymouth,
PL6 5WR

0.47 Ha / 1.16 acres



Location

The site forms part of the Plymouth International Medical & Technology Park and is conveniently located just north of the main A386 arterial road, 1 mile from Derriford Hospital and 4 miles north of the city centre. The approximate location of the unit is indicated on the plan below.



Rent / Price

More details available on application.

Terms

Available to lease or for a freehold purchase. Please contact the marketing agents for further information.

Services

Prospective tenants / purchasers are strongly advised to undertake separate enquiries to ensure all services required are available.

Legal Costs

Each party to bear their own legal costs in the transaction.

Viewing

By prior arrangement with the joint marketing agents.

Jones Lang LaSalle

Andrew Pearce

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Description

The site is situated close to the entrance of the business park, just off the A386. The site occupies a corner plot and is very visible, being located adjacent to William Prance Road.

Planning

The most recent planning history for the site relates to a full planning application submitted in 2008. The application (ref 08/00964/FUL) was approved with conditions on 3 September 2008 and required development to commence within 3 years. The application was for 2 buildings (a private dental surgery and private medical consultants' building) with associated car parking and landscaping. More details are available from the planning pages of Plymouth City Council website via planning reference number 08/00964/FUL.

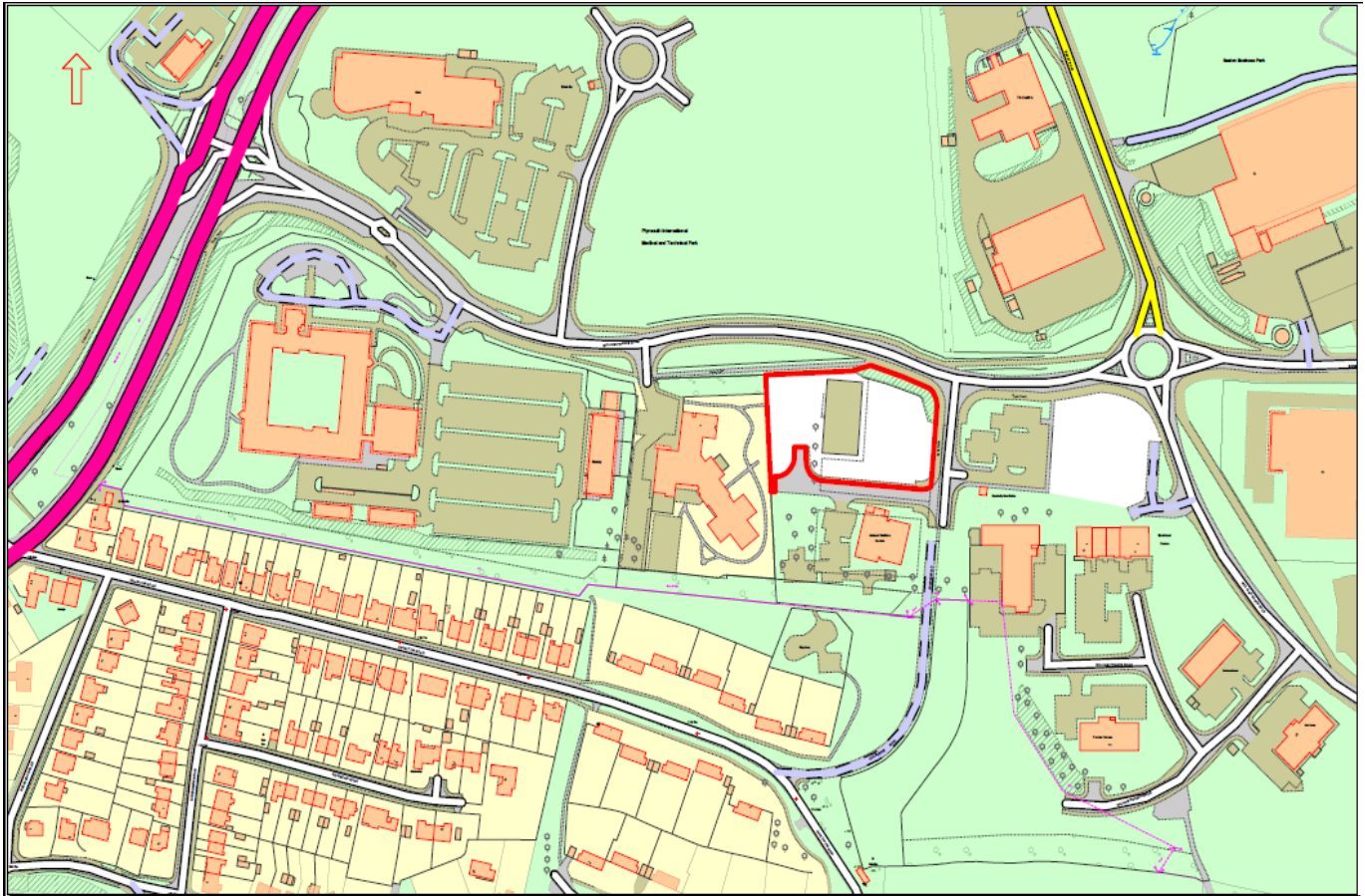
Adjacent plots are occupied for business use. Prospective tenants / purchasers are strongly advised to satisfy themselves that their proposed use for the premises is acceptable in planning terms. The prospective tenant / purchaser is responsible for obtaining any necessary planning permissions which may be required in connection with their proposed use of the premises.

For further information contact Plymouth City Council's Planning Services on (01752) 304366.

The particulars are set out as a general outline only for the guidance of intending lessees / purchasers and do not constitute, nor constitute part of, an offer or contract.

All descriptions, dimensions, references to condition and necessary permission for use and occupation and other details are given without responsibility and any intending tenants / purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

Exact extent of available land will be subject to a site survey.



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