



FOR SALE
TURPIE ROAD | LEVEN

Development site suitable for a variety of uses (subject to planning) extending to approximately 2.015 acres and situated in an easily accessible location within Leven, Fife.

TURPIE ROAD LEVEN

Edinburgh 35 miles,
Dundee 30 miles, Perth 27 miles

THE OPPORTUNITY

On behalf of Aldi Stores Ltd, we are offering for sale a regular shaped and easily accessible site extending to approximately 2.015 acres situated on the north side of Leven, Fife.

Access to the site will be taken from a newly formed access which also provides access to the recently completed Aldi food store which lies adjacent to the subject site.

LOCATION

Leven is situated on the northern shore of the Firth of Forth and has a resident population in the region of 25,000 people. The subjects are accessed from Turpie Road which in turn leads from Windygates Road (A915) which is the main arterial route providing access to all areas of Fife and the motorway network.

The subjects are situated within an area that incorporates a wide mix of uses and various residential developments have been completed in recent years in close proximity to the site.

DESCRIPTION

The subjects comprise a 2.015 acre development site that is regular in shape.



PLANNING

The site is currently allocated as part of a mixed use area under Ref. LEV01. This policy states that the area is suitable for a range of uses including residential.

Any interested parties should make the relevant enquiries with Fife Council’s Planning Department.

PROPOSAL

Our clients are inviting offers for their interest. Any interested parties are advised to note their interest with the selling agents as soon as possible to be kept advised of developments.

Any proposals must include the identity of the proposed purchaser, a confirmation of funding and must also clearly outline any suspensive conditions along with proposed timescales for dealing with said conditions.



TENURE

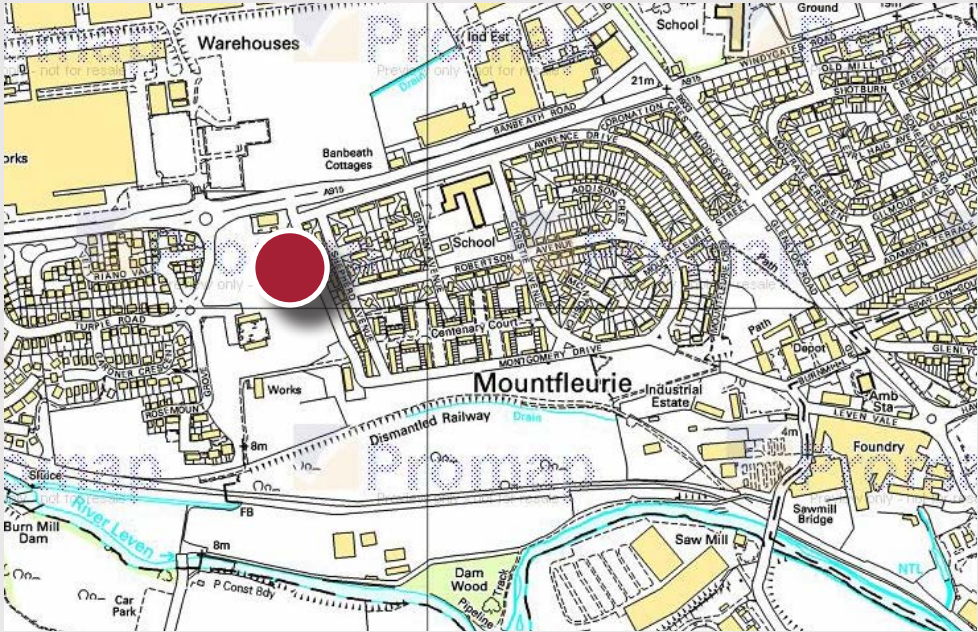
Freehold (heritable).

LEGAL COSTS

Each party to bear their own legal costs in the documentation of this transaction, however, the purchaser will be liable for any stamp duty, registration dues or other costs that may be incurred as part of this transaction.

VAT

VAT will be chargeable in respect of any transaction.



FURTHER INFORMATION

For further information please contact the selling agents:

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