

Temple Chambers
Russell Street
Keighley
BD21 2JT
01535 600097



FOR SALE

7 Acres of Development Land
Suitable for a variety of uses – subject to the necessary
planning consents being obtained



- Close to Keighley Town Centre
- Expired Outline Consent
- Full Vacant Possession Available
- Available as a whole or can be sold off in parts
- Access from Lawkholve Lane & Alice Street

**AIRE VALLEY BUSINESS CENTRE, LAWKHOLME LANE,
KEIGHLEY, BD21 3JQ**

AIRE VALLEY BUSINESS CENTRE, LAWKHOLME LANE, KEIGHLEY, BD21 3JQ

Location

The former Aire Valley Business Centre Site, is situated on the periphery of Keighley Town Centre, having a long frontage to Lawkholme Lane, and a further substantial frontage to Alice Street. Lawkholme Lane is an important link between Keighley Town Centre, and A650 (Hard Ings Road), which becomes A629 Aire Valley Road.

There are excellent communications, both to North & South, and many major occupiers are represented nearby, including Sainsburys, ASDA, and the Admiral Way Industrial Park, is a short distance to the north

Description

A development site, being the site of the Former Aire Valley Business Centre, much of which has now been demolished (further demolition to be agreed) – and extending to approx. 7.06 Acres (2.85 Hectares).

Considered suitable for Industrial, or Commercial Development (Subject to Planning)

Services

We understand that all main services are either installed or available however we recommend that prospective tenants make their own enquires and satisfy themselves with regards to the availability, suitability and capacity of such services.

Planning

We recommend interested parties make their own enquires with regards their specific use to the local planning office on Tel: 01274 434605, email: planning.enquiries@bradford.gov.uk

VAT

All prices/rents are quoted exclusive of any VAT liability if applicable.

Anti Money Laundering Regulations

In accordance with regulations electronic ID checks will be carried out on purchasers and tenants where required. Confirmation of the funding source will be required.

Legal Costs

Each party will be responsible for their own legal costs incurred during the transaction.

Further Information

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Joint agents

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www.hayfieldrobinson.co.uk

Thinking of selling/letting? If you have a property of which you are considering a disposal then please contact us to arrange a no obligation market appraisal.

