

Nigel Lawrence Partnership



Property highlights

First quarter 2009



Phase 1 let to Chrysler Jeep.

for sale/to let

Chester Commerce Park, off Sealand Road, CHESTER

Bespoke buildings available from 464 sq m (5,000 sq ft) - 6503 sq m (70,000 sq ft) and land available from 0.5 acres (0.2 hectares) to five acres (2.023 hectares). Plot 1 has been pre-let to Chrysler Jeep.



NEW

INVESTMENT OPPORTUNITY

Robert Jones Way, Battlefield, SHREWSBURY **for sale**

Well secured investment opportunity. A modern BP filling station and Spar branded forecourt convenience store let to Tates and guaranteed by A F Blakemore on a 25-year lease from January 2007 at a current passing rent of £120,000 per annum. Five yearly rent reviews with substantial potential for uplift at the next review.



NEW

Grafton Street, NORTHAMPTON

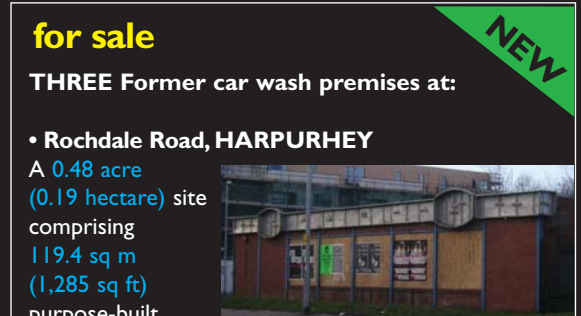
Former car showroom of 288.1 sq m (3,101 sq ft) on a site of 1.18 acres (0.48 hectares). Suitable for motor trade or other retail use.

to let



Sydney Street, ACCRINGTON **for sale/to let**

A 1.85 acre (0.748 hectare) site comprising 4,568 sq m (49,183 sq ft) of accommodation including car showroom, workshop, body shop, parts department, paint store and offices. Suitable for residential development.



NEW

for sale

THREE Former car wash premises at:

- Rochdale Road, HARPURHEY

A 0.48 acre (0.19 hectare) site comprising 119.4 sq m (1,285 sq ft) purpose-built

conveyor car wash. Suitable for a variety of roadside uses, subject to planning.

- Warrington Road, Platt Bridge, WIGAN



A 0.61 acre (0.246 hectare) site comprising 138.3 sq m (1,488 sq ft) purpose-built conveyor car wash. Suitable for a variety of roadside uses, subject to planning.



NEW

South Street, DORKING

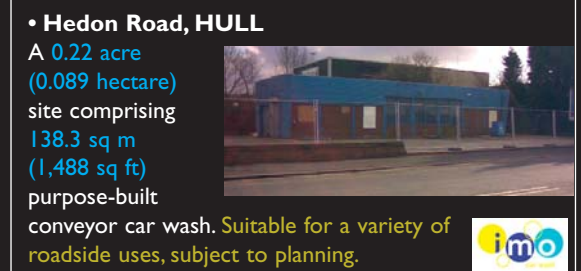
Workshop, showroom and offices on the main A25 link between Riegate and Guilford, comprising 987.5 sq m (10,625 sq ft). New sub-lease expiring in March 2015.

to let



Hurstwood Service Park, SHREWSBURY **for sale/to let**

Developed by Hurstwood, a roadside service area at the junction of the A49 and A53. Occupiers include Travelodge, BP petrol filling station, Spar convenience store and Hardy Hanson public house. Subway are to occupy unit 1. Unit 2, comprising 1,350 sq ft, is available on a design and build basis. Consideration will be given to selling the site. Suitable for roadside restaurant/retail uses.



- Hedon Road, HULL

A 0.22 acre (0.089 hectare) site comprising 138.3 sq m (1,488 sq ft) purpose-built

conveyor car wash. Suitable for a variety of roadside uses, subject to planning.



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NEW

Harwood Road, Rishton, LANCASHIRE

for sale/ to let

Former car dealership premises of 1,519 sq m (16,350 sq ft) on a site of 0.647 acres (0.262 hectares) with detailed planning permission for A1 retail and B1 business use.



to let

33 Pennistone Road North, SHEFFIELD
Available on a leasehold basis, two trade counter units of 693 sq m (7,460 sq ft) and 187 sq m (2,018 sq ft) with 14 car parking spaces on a site area of 0.4 acres (0.161 hectares).

VISIT THE NEW NIGEL LAWRENCE PARTNERSHIP WEBSITE
www.nigellawrence.co.uk



Nesscliffe Services, Nesscliffe SHROPSHIRE

for sale

• Roadside service area with strong fuel sales and good shop turnover with significant potential on a site of 3 acres (1.2 hectares).

Nesscliffe – A5 Northbound, Nesscliffe SHROPSHIRE

for sale

• Roadside services development site extending to 2 acres (0.81 hectares) with detailed planning permission for petrol filling station and restaurant.



Buxton Road, HAZEL GROVE

for sale/to let

Former car showroom premises fronting A6 Buxton Road, comprising 775.5m² (8,346 ft²). Suitable for a variety of roadside uses subject to planning.



Cromwell Avenue, WARRINGTON

for sale/ to let

Hi-tech building with planning consent for motor showroom of 1,955 sq m (21,045 sq ft) on 1.44 acres (0.53 hectares) suitable for a variety of roadside-related uses subject to planning.

to let

NEW

Reliance Service Station, STOCKTON - ON - TEES

Roadside retail and restaurant units available from 93 sq m (1,000 sq ft) to 372 sq m (4,000 sq ft)

Under offer



Buxton Road, STOCKPORT

to let

Former car showroom of 292 sq m (3,000 sq ft) on 0.26 acres (0.11 hectares) suitable for a variety of roadside-related uses subject to planning.



for sale/ to let

Leigh Business Park, LEIGH

Plots available from 0.2 acres (0.08 hectares) to 1.48 acres (0.6 hectares) on the Leigh Business Park fronting on to Warrington Road, suitable for a variety of roadside uses.



for sale/to let

West Cumbria Gateway (Gateway Services) WORKINGTON, CUMBRIA

Serviced plots from 0.2 acres (0.080 hectares) up to 10 acres (4.047 hectares). Bespoke buildings available for a variety of roadside uses including petrol filling station, hotel, car showroom and roadside retail.



REQUIREMENTS

After Sales Centre
Motor dealerships
Petrol filling stations
Car wash sites
Vehicle hire

Stockport
Birmingham, Durham, Halifax, Leeds, Manchester,
Nationwide
Northern England
Bristol, Luton

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