



**Lambert
Smith
Hampton**

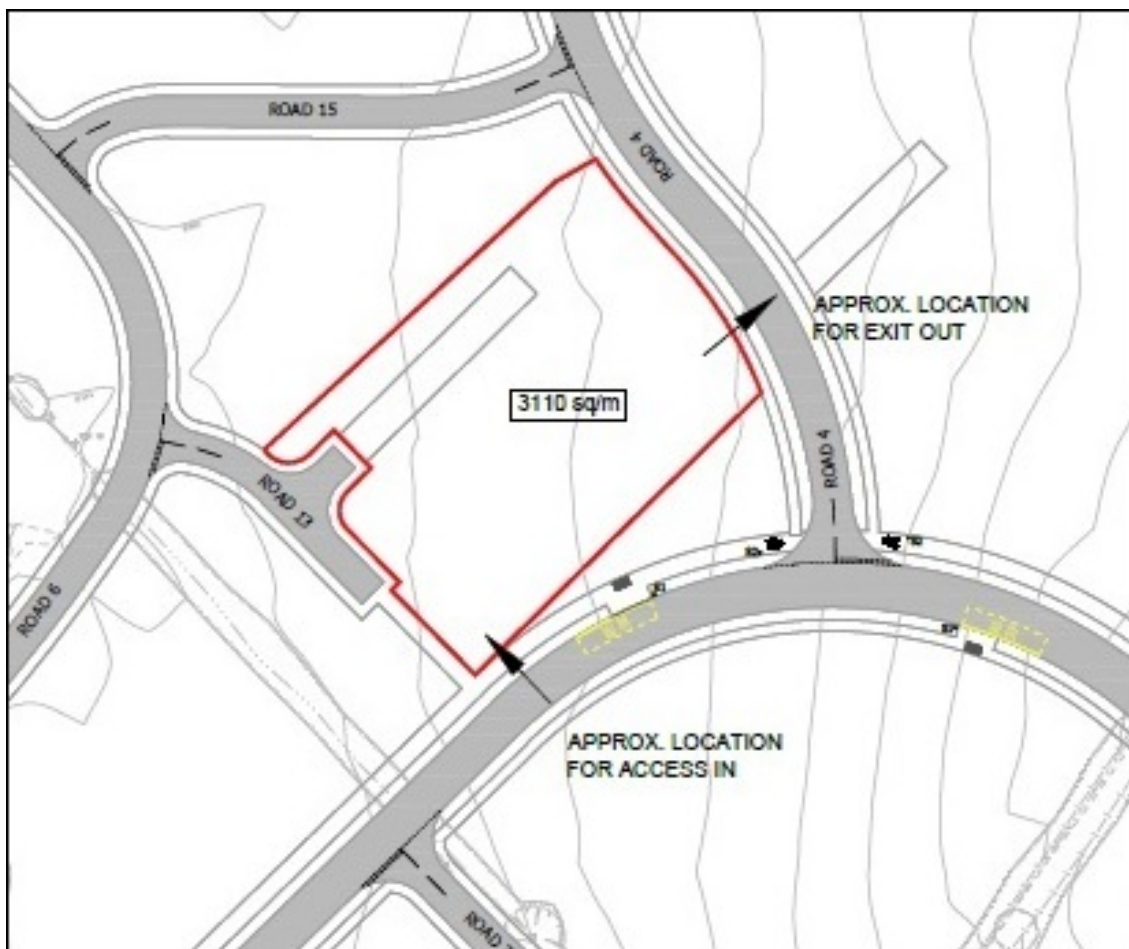
01865 200244
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For Sale

Development Site

Site for Local Centre / Retail Opportunity

Radstone Fields, Brackley, Northamptonshire



- 0.76 Acre (0.30 Ha)
- Within new residential development of up to 1,000 new homes by Taylor Wimpey and Barratt David Wilson
- Local Centre up to 1,000 sq m to provide Convenience Store and a range of retail and commercial uses with residential use above

Lambert Smith Hampton

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Radstone Fields, Brackley, Northamptonshire

Location



Brackley is strategically located, situated on the A43 dual carriageway almost midway between Oxford and Northampton.

Brackley is an expanding town with a population of over 12,000 and is set for considerable expansion over the next few years.

Radstone Fields by Taylor Wimpey and Barratt David Wilson comprises up to 1,000 new homes situated on the northern edge of the town. The development will create a high quality, vibrant residential neighbourhood.

The Local Centre together with the Primary School and Multi-Use Community building will be situated adjacent to the Central Park which is in an important central location within the heart of the Radstone Fields development.

Terms

The development site is available on a freehold basis. Further details on application to the agents.

Information Pack

An information pack is available on request from the agents, including:

- Plans
- Design Code
- Section 106 Agreement

The Local Centre

The Local Centre will provide a convenience store and a range of smaller retailers, cafes, food and drink establishments and professional services.

The accommodation will be provided within a high quality, three storey building of traditional brick construction with a tiled roof.

The ground floor will house the retail and commercial uses with residential or suitable alternative uses, subject to planning, above.

The ground floor accommodation will comprise a total of approximately 1,000 sq m.

Planning

The Local Centre will provide a convenience store, food and drink establishments and professional services within A1 to A5 (excluding A4 uses).

At this stage of the development a degree of flexibility as to the eventual end uses is required.

The Local Centre is to be provided in Phase 2 of the overall development which is being built in 3 phases. The primary infrastructure commenced in March 2014.

The developers of the Local Centre will need to comply with the agreed Marketing Strategy to accord with the Section 106 Agreement. The design of the Local Centre will be strongly influenced by the agreed Design Code.

Viewing and Further Information

Further information is available by contacting the sole agents:

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