



RESIDENTIAL DEVELOPMENT OPPORTUNITY

LAND NORTH OF HARTSIDE CRESCENT
HADSTON, NORTHUMBERLAND, NE65 9YE

savills

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Background

Savills on behalf of Homes England are delighted to bring to the market part of the former Hadston Industrial Estate, which is located to the northern edge of the attractive Northumberland village of Hadston. The principle of residential development on the site has been discussed in detail with Northumberland County Council (Planning Ref: 17/01887/OUT) and subject to noise mitigation measures, residential development on the site is supported. Homes England are now seeking to appoint a partner with the capacity and resource to deliver a residential scheme.

Location and Situation

Hadston is a popular settlement located just west of the A1068, one of the main north/south arterial routes in the north of England. The site's location provides easy access southwards, towards the settlements of Morpeth, Ashington and Newcastle upon Tyne, and northwards towards the Northumberland Coast Area of Outstanding Natural Beauty. In addition the A1 motorway is located 6 km (10 miles) to the west.

The village provides a range of facilities including a first school, pharmacy, Co-Op food store, Post Office and community centre. The larger settlements of Ashington, located 10km (16 miles) and Morpeth, located 17km (11 miles) to the south provide a wider range of services and facilities. Morpeth also benefits from its own train station, offering direct access to Newcastle and York to the south and Berwick and Edinburgh to the north.

Site Area

The site, edged red on the attached plan, extends to 2.14 hectares (5.29 acres). We would advise all interested parties to satisfy themselves as to the accuracy of this measurement.

Tenure

Freehold.

Savills Newcastle

newcastle@savills.com

0191 917 1444

Legal Costs

Each party will be liable for their own legal costs incurred as a result of the transaction.

Viewing

The site can be viewed from the roadside and should be accessed by following the signposts for Hadston from the A1068. Once within the village, follow the B1330 northwards out of the village and turn east into the industrial estate. The site is located to the north of the road. If access is required onto any part of the site for viewing purposes please contact the agents.

Disposal Process

The site is offered to the market and Informal Tenders are invited and should take into account the information supplied to support previously submitted Planning Application, which is available from the online Data Room.

The Data Room includes the following information:

- Site Plan
- Bidding Template
- Regulation 18 Representations
- Report on Title
- Proposed Masterplan
- Transport Statement
- Statement of Community Involvement
- Planning Statement
- Design & Access Statement
- Geo Environmental Summary Report
- Flood Risk & Drainage Assessment
- Archaeological Desk Based Assessment
- Planning Pre-Application Response
- NCC Letter of Comfort

Please contact the Agents for access to the Data Room

Informal Tender

Informal Tenders are invited on the basis of the information required set out within the Bidding Template and should be received at the Agent's office by 12 noon on Friday 8 February 2019.

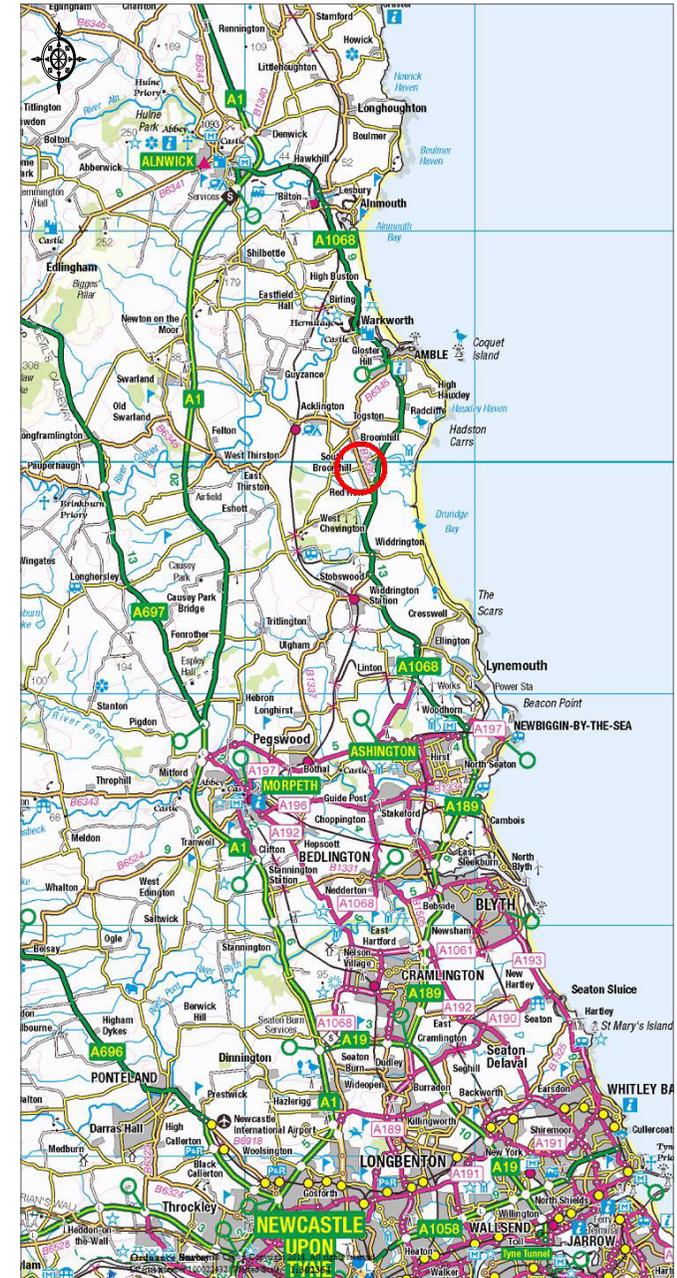
Agent's Details

Matthew Bell

0191 323 3150

07825 893 268

mbell@savills.com



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