

FOR SALE BY INFORMAL TENDER

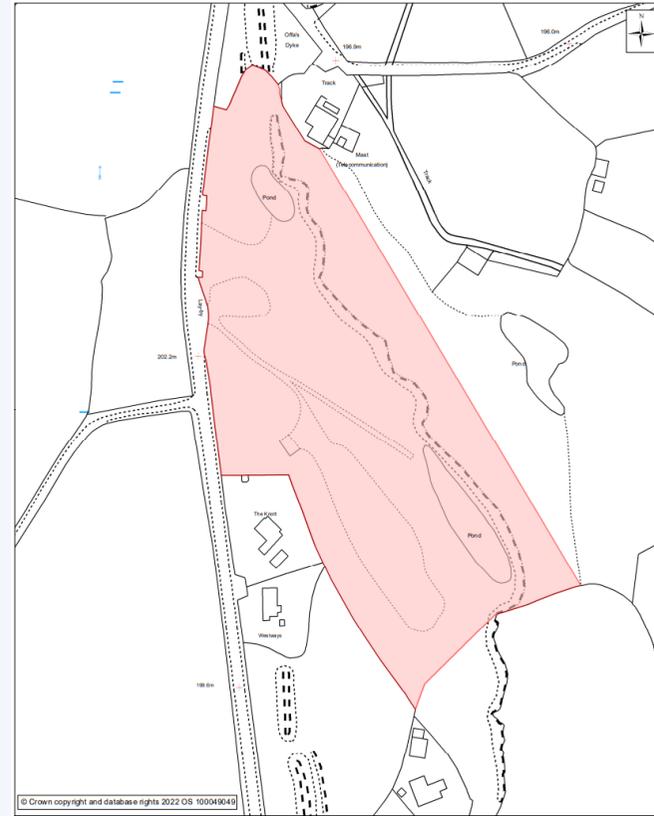


Treflach Quarry | Oswestry |

**Freehold site extending to approximately
7.76 acres | 3.14 hectares**

**FINAL BIDS ARE TO BE SUBMITTED IN
WRITING BY FRIDAY 9TH DECEMBER**

Shropshire Council are under no obligation to accept the highest or any bid



ALL ENQUIRIES:
SHROPSHIRE COUNCIL ESTATES TEAM
01743 281 082
ESTATES@SHROPSHIRE.GOV.UK



Treflach Quarry

The opportunity has arisen to acquire 7.76 acres (3.14 hectares) of former limestone quarry. The land is accessed from Treflach Road, just north of the village of Treflach. The site is now predominantly woodland.

The surrounding area comprises a combination of agricultural, residential, and industrial use properties.

The land in question is situated approximately 3 miles south west of Oswestry, 17 miles north west of Shrewsbury and circa 10 miles south west of Ellesmere.

The site has numerous contamination issues. Interested parties are suggested to make their own investigations as to any potential contamination issues on site.

Shropshire Council will require the Purchasers and their successors in title to pay them a sum equal to 30% of the uplift in value of the land as a result of a planning permission for development obtained in the next 30 years.

Services

Interested parties should make their own enquiries of the service providers regarding connections.

Tenure

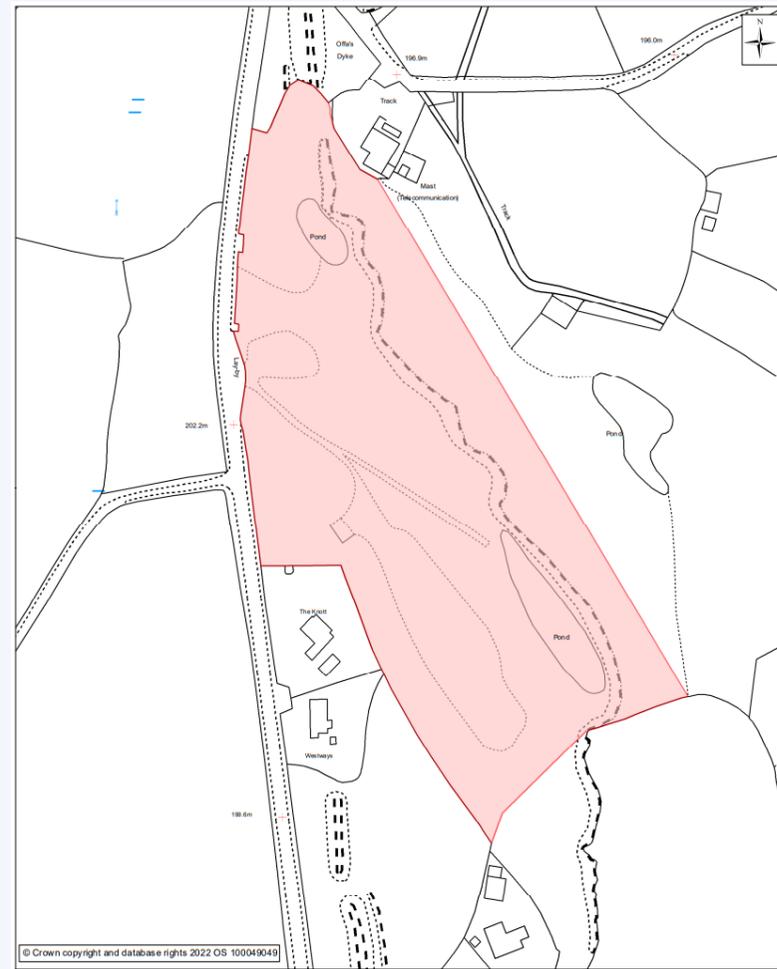
Freehold

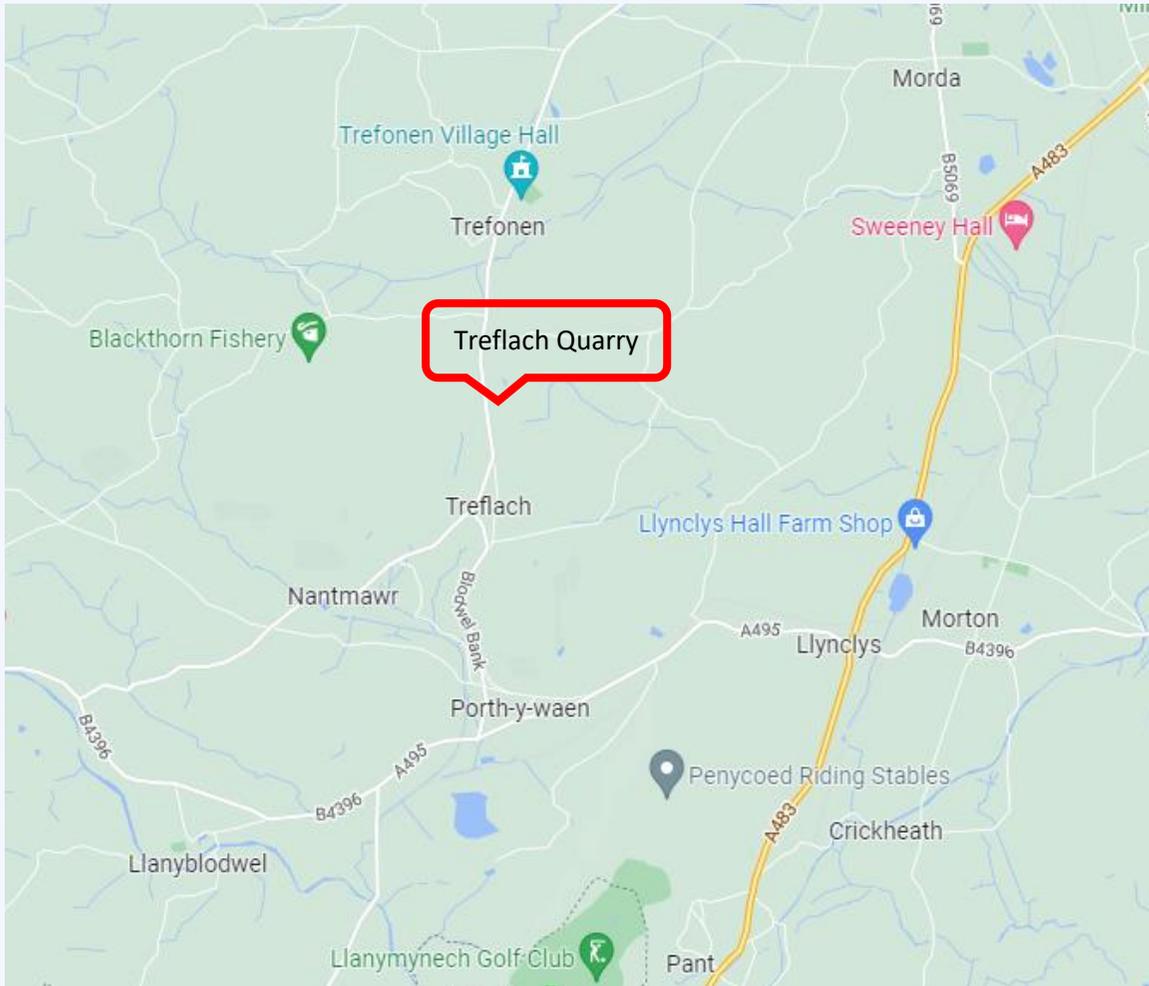
Local Authority

Shropshire Council, Shirehall, Abbey Foregate,
Shrewsbury SY2 6ND

VAT

All prices are exclusive of VAT.





For further information or to arrange a viewing please contact:

Shropshire Council Estates Team

01743 281 082 | estates@shropshirecouncil.gov.uk

SHROPSHIRE COUNCIL: MISREPRESENTATIONS;

Whilst we have tried to ensure these details are accurate, if any point is of particular importance to you please contact us to check the information, particularly if viewing involves travelling some distance.

Shropshire Council gives notice that:

1. This advert is set out as a general outline only for the guidance of the intended applicants and does not constitute, nor constitute part of, an offer or contract.
2. All descriptions, reported acreage, reference to condition and necessary permissions for use and occupation and other details are given without responsibility and any intending applicants shall not rely on them as statements or representations of fact, they must satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Shropshire Council has any authority to make or give any representation or warranty whatever in relation to this land.
4. The reference to any plant, machinery, equipment, services, fixtures or fittings on the land shall not constitute a representation as to its state or condition, or that it is capable of fulfilling its function. Prospective applicants should satisfy themselves as to the fitness of such items for their requirements.

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