

PRIME DEVELOPMENT OPPORTUNITY (2.73 ACRES) FOR SALE

Vulcan Park, Doncaster Sheffield Airport, Doncaster, DN9 3GN



Vulcan **PARK**

**2.73 ACRES
(1.105 HA)**

KEY FEATURES

- New M18 J3 Link Road ■
- Reach 5 motorways within 20 minutes ■
- Infrastructure and services in place ■
- Flat prominent corner plot ■
- Within walking distance from Doncaster Sheffield Airport ■



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Getmapping plc 2016. Plotted Scale - 1:2500

LOCATION



Vulcan Park is located adjacent to Doncaster Sheffield Airport which is the UK's first full service airport to be built in the last 50 years. The airport offers commercial flights worldwide.

The site itself is located on the corner of Hayfield Lane and Third Avenue to the South East off Doncaster Town centre. It is situated opposite the airport and within walking distance. The site offers excellent accessibility by road being located within approximately 20 minutes of the M18/M1/M180/M62 & A1(M).

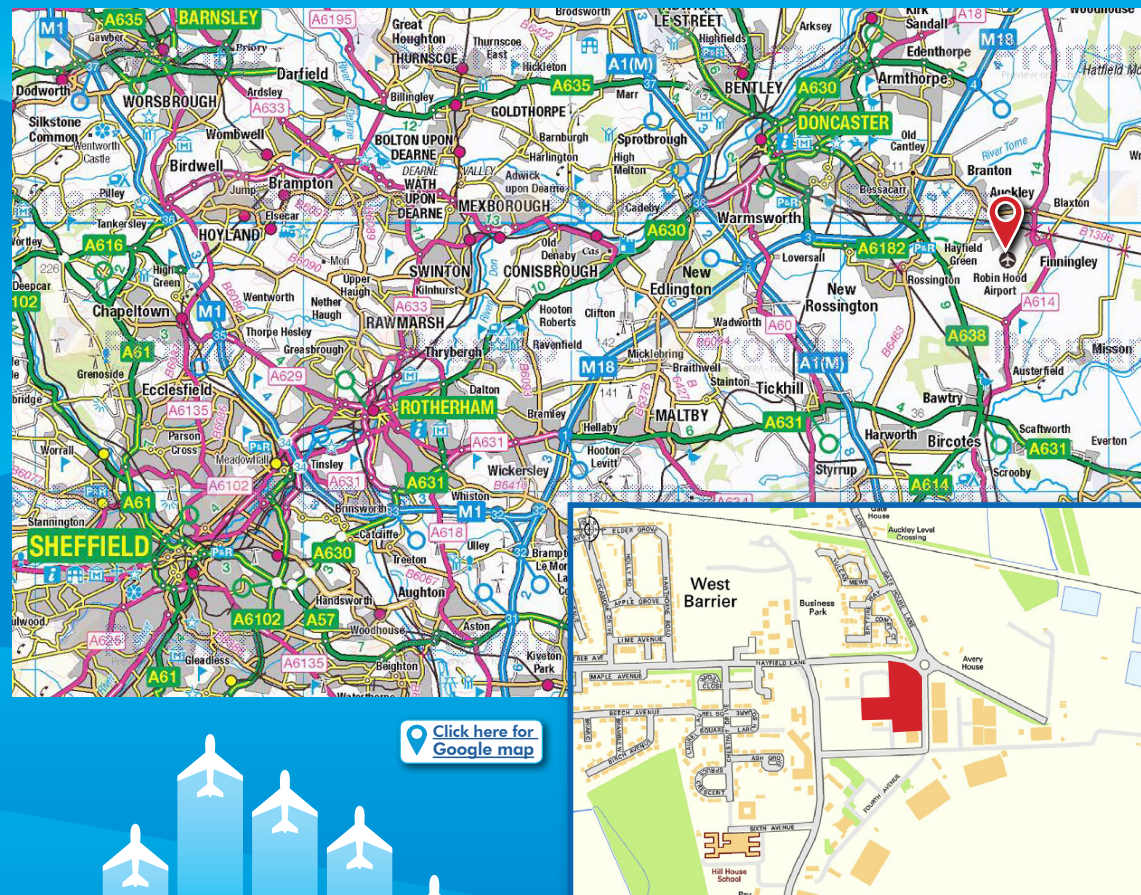
Public transport links to and from the Airport are available through the Doncaster Transport interchange. The interchange is located on the East Coast Mainline connecting London and Edinburgh by rail. The recent opening of the Great Yorkshire Way link road from junction 3 of the M18 provides fast and direct access to the business park from the region's major population centres.

Local Occupiers include: BAE Systems, Textron Cessna, Lufthansa Resource Technical Training, Aerospace NDT Ltd, Anglo World Cargo and 2 Excel.

DESCRIPTION

Vulcan Park provides a prime 2.73 acres (1.105 ha) flat development site. The site is ideal for an owner occupier who would like to build a bespoke property to suit your own needs.

Alternatively a scheme comprising a variety of units sizes from 1,000 sq ft up to 25,000 sq ft can be accommodated.



PLANNING

Principally, the site has planning permission for B1, B2 and B8.

TENURE

The property is held on a long leasehold basis for a term of 999 years from 2nd May 1997.

CONTACTS

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