

6 WEEK COMPLETION



SITUATION

Located just off the main A273 Jane Murray Way at the junction with Albert Drive, fronting Charles Avenue which is the main feeder road servicing a large Industrial Estate and Office Park, directly opposite a **Premier Inn** and a modern **Roche Diagnostics Facility** and adjacent to **Tesco**. Burgess Hill lies between Brighton and Crawley enjoying easy access to the A23.

PROPERTY

Comprising **3 Vacant Areas of Land** fronting Charles Avenue and being subject to any Public Rights of Way that may exist.

ACCOMMODATION

Area 1: Approx. 0.1 acres
Area 2: Approx. 0.4 acres
Area 3: Approx. 0.42 acres

VAT is NOT payable in respect of this Lot

FREEHOLD offered with FULL VACANT POSSESSION

Note: In the Auctioneers opinion it may be possible to erect advertising signs on the land, subject to any existing rights and obtaining any necessary consents.



Vacant Land

The Surveyors dealing with this property are **MATTHEW BERGER** and **NICHOLAS BORD**

VENDOR'S SOLICITORS

Vyman - Tel: 020 8427 9080
Ref: Miss Jaymini Ghelani - Email: jaymini.ghelani@vyman.co.uk

FOR LEGAL DOCUMENTS, PLEASE REFER TO PAGE 4 OF THIS CATALOGUE
The successful Buyer will be liable to pay the Auctioneers an administration fee of £500 (including VAT) upon exchange of contracts