

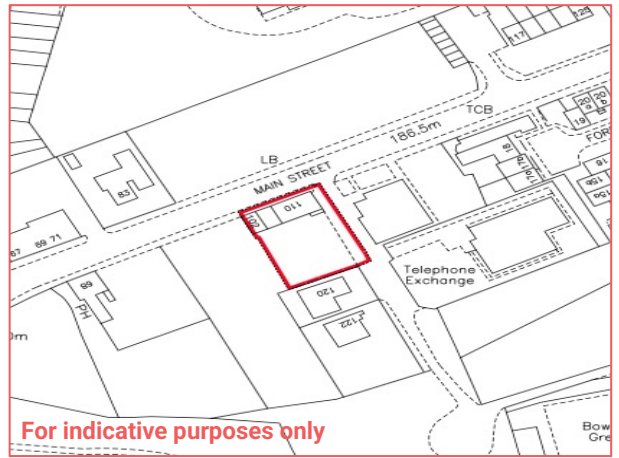
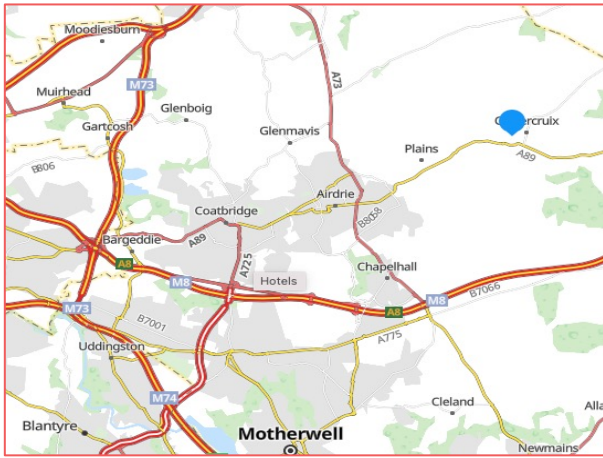


FOR SALE – DEVELOPMENT OPPORTUNITY

OUTLINE PLANNING FOR 4 x TOWNHOUSES / FLATS
POTENTIAL FOR ALTERNATIVE USES SUBJECT TO PLANNING

110 MAIN STREET, CALDERCRUIX, AIRDRIE, ML6 7RA

- Located within the popular village of Caldercruix within North Lanarkshire
- Situated in heart of the village next local Primary School and Railway Station
- Benefits from full planning for 4 X townhouses / flats granted in February 2022
- Total site area approximately 0.21 Acres
- **Offers invited for our clients heritable interest**



For indicative purposes only

LOCATION

- Caldercruix is a popular commuter village situated approximately 4 miles east of Airdrie, 20 miles east of Glasgow and 32 miles west of Edinburgh
- More specifically the site is situated in the heart of Caldercruix on the south side of Main Street near the Railway Station that provides regular services to both Glasgow & Edinburgh
- M8 motorway access provided approximately 10 miles south at Newhouse
- Neighbouring occupiers include The Village Inn, Lotus House Chinese Takeaway and Glengowan Primary School

DESCRIPTION

- Cleared fully serviced level site located in heart of Caldercruix
- Outline planning for 4 x dwellings (townhouses or flats) granted in February 2022
- Planning portal link; [Click here](#)
- May be suitable for alternative uses including a commercial development, subject to planning
- All planning queries should be directed to North Lanarkshire Council on 01236 632 500 or planningenquiry@northlan.gov.uk

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ACCOMMODATION

Site area is approximately 0.21 Acres.

ASKING TERMS

Offers are invited for our clients heritable interest with the benefit of the existing planning consent.

VAT

No vat is payable on the purchase price.

VIEWING & FURTHER INFORMATION

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