

Lot 10

23 & 25 Bradford Road, Dewsbury,
West Yorkshire WF13 2DU

GUIDE PRICE: £500,000



ATTRACTIVE MILL COMPLEX SUITABLE FOR OWNER OCCUPATION OR CONVERSION SUBJECT TO PLANNING

This interesting property comprises of two x 3 storey mill buildings with a single storey link of traditional stone construction with ornate ashlar stone façade under pitch timber trussed roofs with slate covering. The building is being offered with the benefit of full vacant possession and we understand has been trading as a mill premises for a number of years. The property may offer scope for a variety of uses including conversion into residential apartments subject to obtaining any necessary planning consent that may be required. Our research shows that there is a scheme currently being put together for a proposed college to the rear of the premises. The property is located in an industrial and commercial area on the outskirts of Dewsbury Town Centre, adjacent to a Lidl supermarket. We also understand that the premises are Grade II listed.

ACCOMMODATION

Left hand wing: 3 floors and basement – approx 9314 sq ft
Link building: single storey – approx 1071 sq ft
Right hand wing: 3 floors and basement – approx 8951 sq ft
Total area: approx 19336 sq ft

TENURE

Freehold

LOCAL AUTHORITY & TAX RATING

Kirklees Metropolitan Council – 01484 221000
Adopted Rateable Value: £10,750

VENDORS SOLICITORS

Malcolm Parkinson, Whitfield Hallam Goodall, 7 King Street
Mirfield, West Yorkshire WF14 8AW Tel: 01924 499251

STARTING BID

NOTES

FINAL BID

SOLD ■ UNSOLD ■ SOLD PRIOR ■ WITHDRAWN ■