

26 Lime Street
Hull, HU8 7AB

TO LET

Former Yorkshire Dry Dock

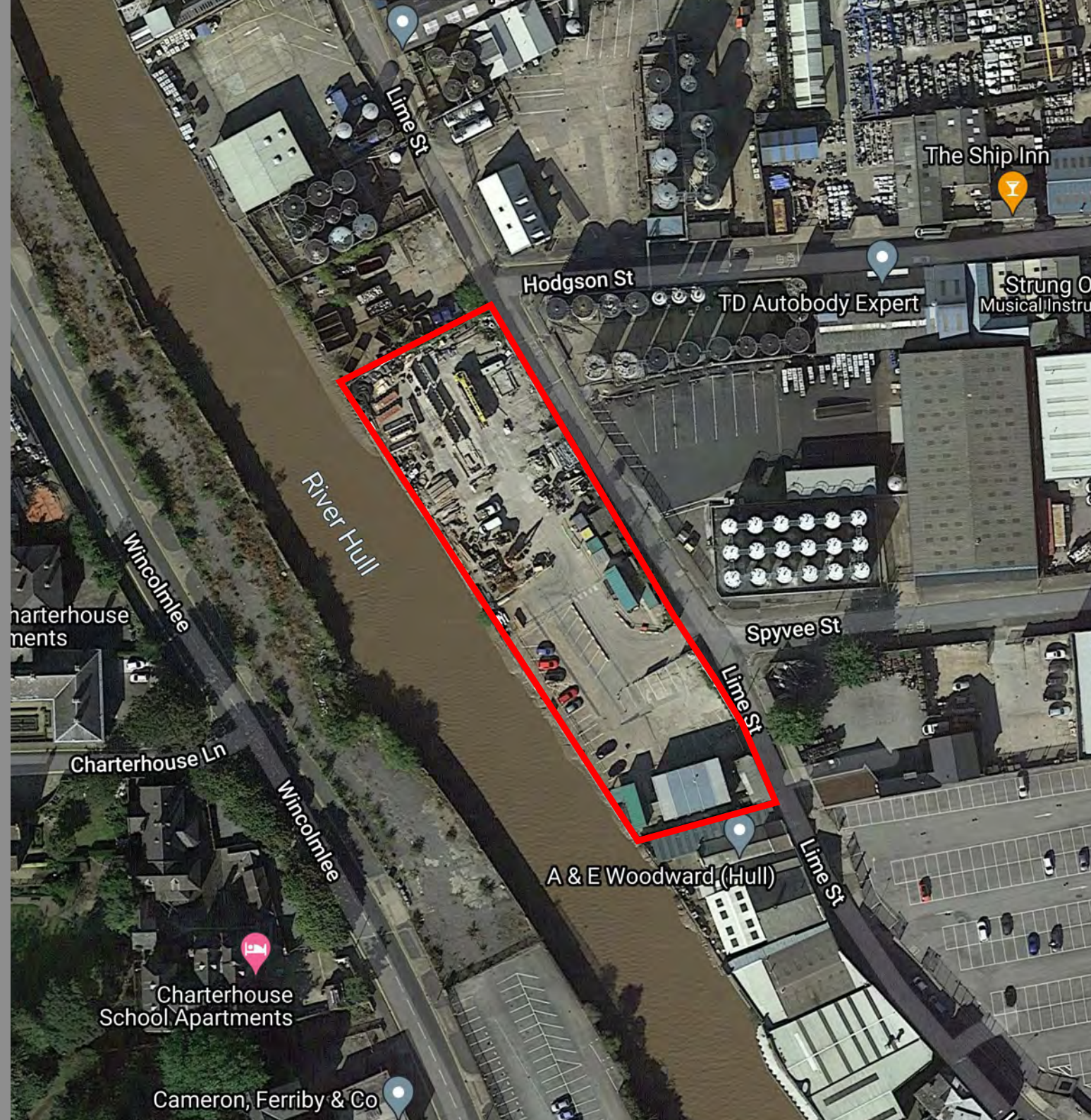
A rectangular shaped site
adjacent to the River Hull

Storage land

Extends to
1 acre (0.4 hectares)

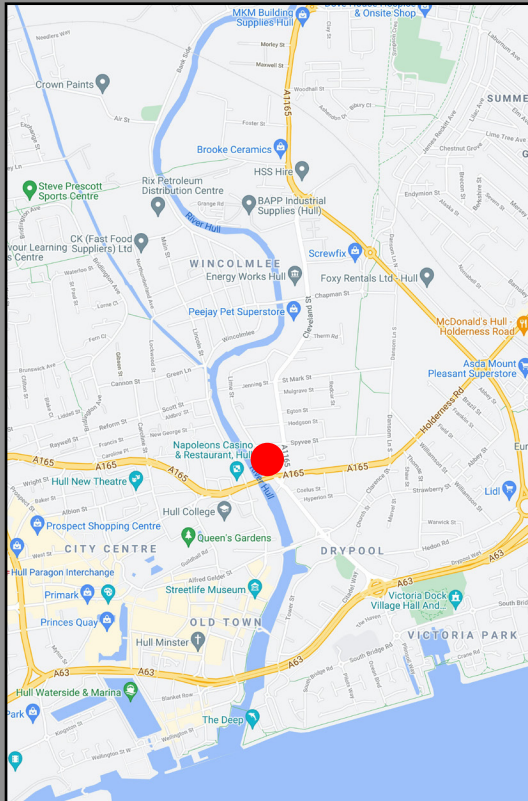
Guide Rent £35,000 p.a.

Scotts
01482 325634



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LOCATION

The former Yorkshire Dry Dock comprises a rectangular shaped site adjacent to the River Hull and was previously used as a shipbuilding yard. The site is located on the Eastern side of the River Hull Close to Myton Bridge. The eastern side of the site which runs parallel with Lime Street is bounded by a 2.1 m (7'0") high wall and the western boundary is open to the River Hull frontage.

DESCRIPTION

The site is level, concreted. The site can be accessed from Lime Street. Power and water are available on site.

ACCOMMODATION

The property extends to approximately 0.4 hectares (1 acre).

DISPOSAL TERMS

The site is available by way of a new full repairing & insuring lease at Guide Rent of £35,000 per annum, terms to be negotiated. Please contact the sole agents to discuss further.

RATEABLE VALUE

The area is part of a larger holding and will require reassessment/apportionment.

ENERGY PERFORMANCE RATING: Not Applicable

LEGAL COSTS

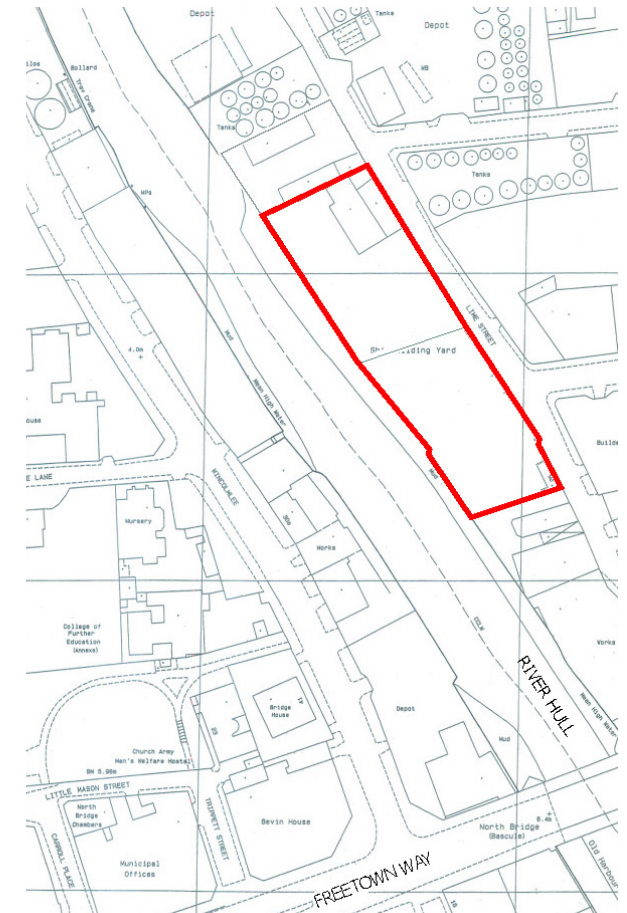
Each party will be responsible for their own legal costs incurred together with any Stamp Duty Land Tax that may be payable.

FURTHER INFORMATION AND TO VIEW

Contact Tim Powell tim@scotts-property.co.uk 07801 515165

Offices: Hull 66 - 68 Humber Street, HU1 1TU **Scunthorpe** Sovereign House, Arkwright Way, DN16 1AL **Grimby** 12 Town Hall Street, DN31 1HN **CS.6857**

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