

Grimsby is the main commercial centre for North East Lincolnshire having a resident population approaching 100,000 although benefiting from a much larger surrounding catchment area. Grimsby is ideally situated with road connections to the A180 which in turn provides access to the M180, The Humber Bridge and in addition to the Humber International Airport which is located approximately 14 miles to the south west.

Grimsby is one of the largest ports in the country and is situated on the south bank of the Humber Estuary. The combined Humber Ports benefit from direct access to the North Sea and in turn handle a large percentage of overseas trade; currently worth over £20 billion annually.

Multiple development sites are available with certain locations benefitting from Enterprise Zone status and outline planning. Please see the attached Schedule of Availability for schedule of sites currently available.



1. **Waterside** – Brownfield site close to the town centre identified within the Grimsby planning framework for regeneration for retail, leisure and residential development.
2. **New Clew Sidings** – Benefiting from Enterprise Zone status for a mix of employment, industrial, warehouse and distribution uses.
3. **Grimsby Automotive Park** – Planning permissions available for a mix of employment, industrial, warehouse, distribution and car storage uses.
4. **Site A** - Planning permissions available for a mix of employment, industrial, warehouse, distribution and car storage uses.

Transport Links

Road	A180	0.6 km	0.37 miles	Rail	Direct rail access	-	-
	A46	0.6 km	0.4 miles	Air	Humber International	22.4 km	13.9 miles
	A16	9.6 km	6 miles	Sea	Commercial Docks	20.5m (beam)	5.8m (draught)
	M180	24.5 km	15.2 miles		No.1 Dock	12.8 (beam)	5.8m (draught)
	A1(M)	85.2km	52.9 miles		River Terminal	30 (beam)	7.5m (draught)



Development Land

Grimsby Dock, Grimsby, North East Lincolnshire, DN31 3LL

Schedule of Availability (Subject to Contract & Availability)

SITE	LOCATION	PLOT	AREA (Acres)	AREA (Hectares)
Waterside	Garth Lane, Grimsby	-	4.5	1.82
New Clee Sidings	Harrington Street, Grimsby	-	30	12.14
	Harrington Street, Grimsby	Plot 1	26.63	10.78
	Harrington Street, Grimsby	Plot 2	3.75	1.52
Grimsby Automotive Park	Moody Lane, Grimsby	-	89	36
Site A	Murray Street, Grimsby	-	29	11.74
	Murray Street, Grimsby	Plot 1	1.06	0.43
	Murray Street, Grimsby	Plot 2	1.77	0.72
	Murray Street, Grimsby	Plot 3	11.19	4.53
	Murray Street, Grimsby	Plot 4	5.79	2.34
	Murray Street, Grimsby	Plot 5	8.25	3.34
	Murray Street, Grimsby	Plot 6	5.24	2.12
	Murray Street, Grimsby	Plot 7	0.17	0.17
	Murray Street, Grimsby	Plot 8	2.42	0.98
	Murray Street, Grimsby	Plot 9	1.43	0.58
	Murray Street, Grimsby	Plot 10	0.17	0.07
	Murray Street, Grimsby	Plot 11	0.52	0.21
Site B	N Quay, Grimsby	Plot 1	0.75	0.3
	N Quay, Grimsby	Plot 2	0.34	0.14
	N Quay, Grimsby	Plot 3	0.98	0.4
	N Quay, Grimsby	Plot 4	0.29	0.12

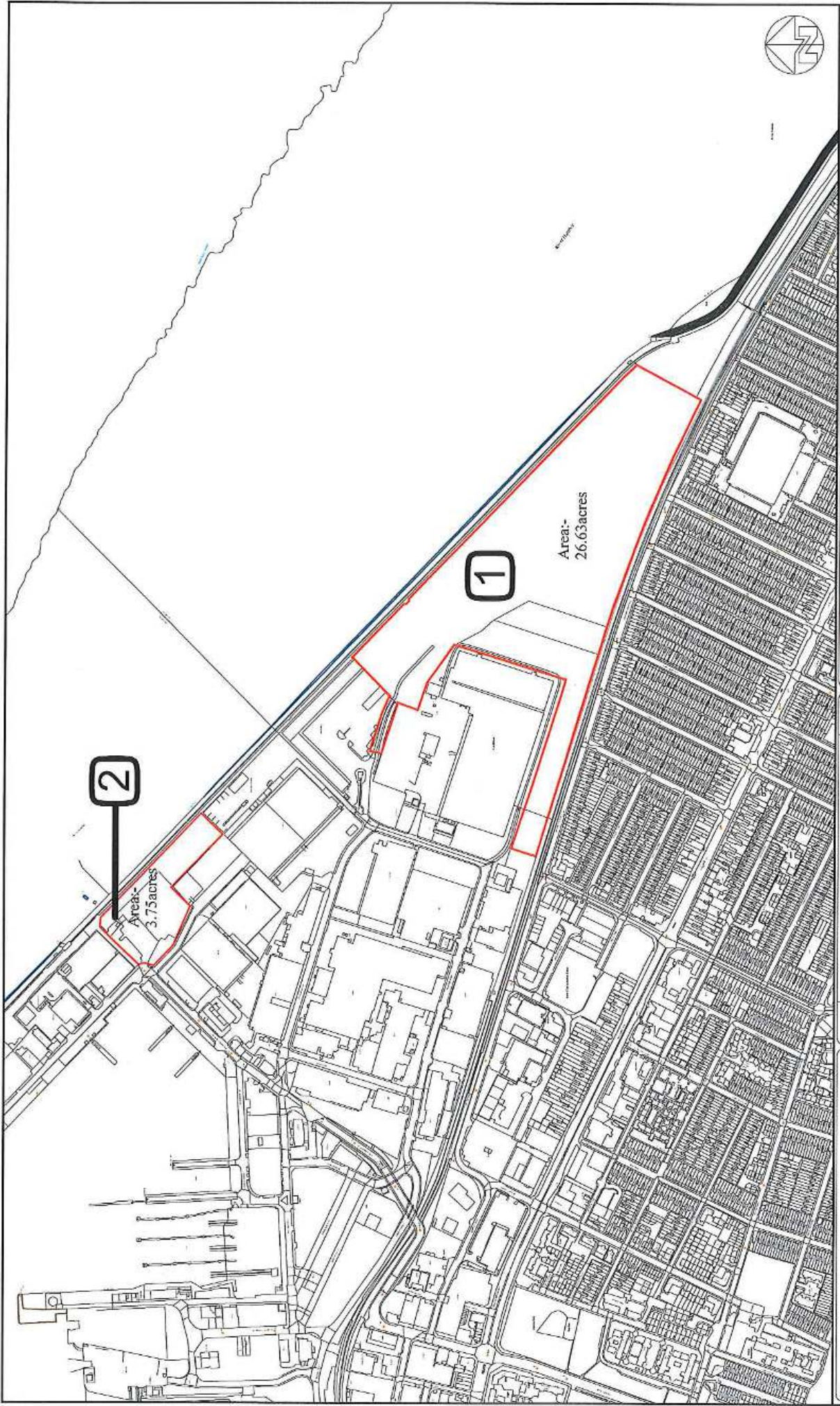
Rents/prices by negotiation.

Details correct as at 18th October 2018

**FOR MORE INFORMATION CALL
PPH COMMERCIAL ON 01724 282278**

IMPORTANT NOTICE

* These particulars do not constitute an offer or contract of sale. Any prospective purchasers or tenants should satisfy themselves by an inspection of the property. We have not been able to test any of the building services installations and recommend that prospective purchasers/tenants arrange for a qualified person to check them before entering into any commitment. Measurements and areas are approximate.



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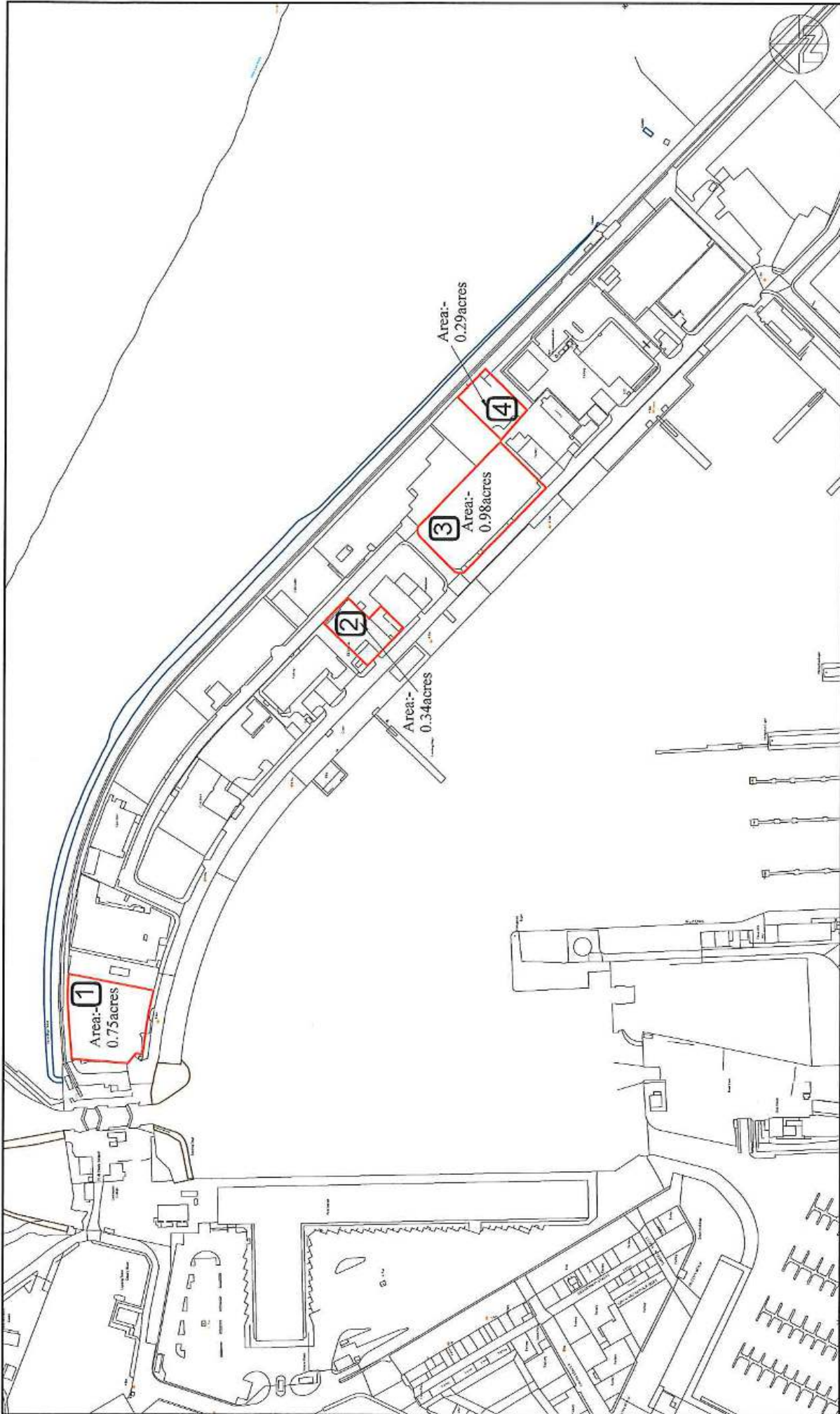
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Exam Title:
 Vacant Land
 Port of Grimsby

ABP | HUMBER
 Property Department
 Port House
 King George Dock, Hull
 Tel: 01482327171

Revision	Description	Date

NAME: **New Cleve Sidings**



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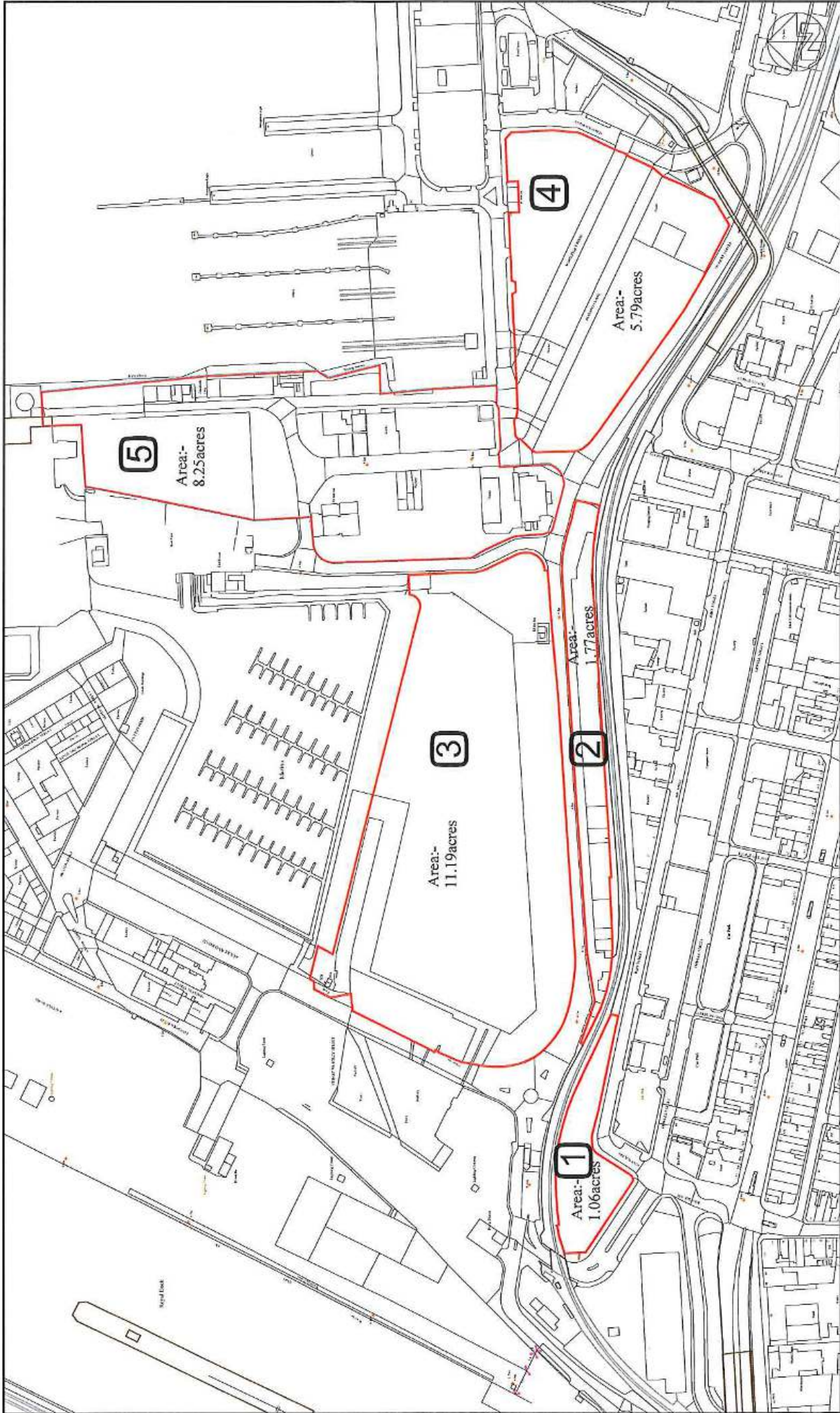
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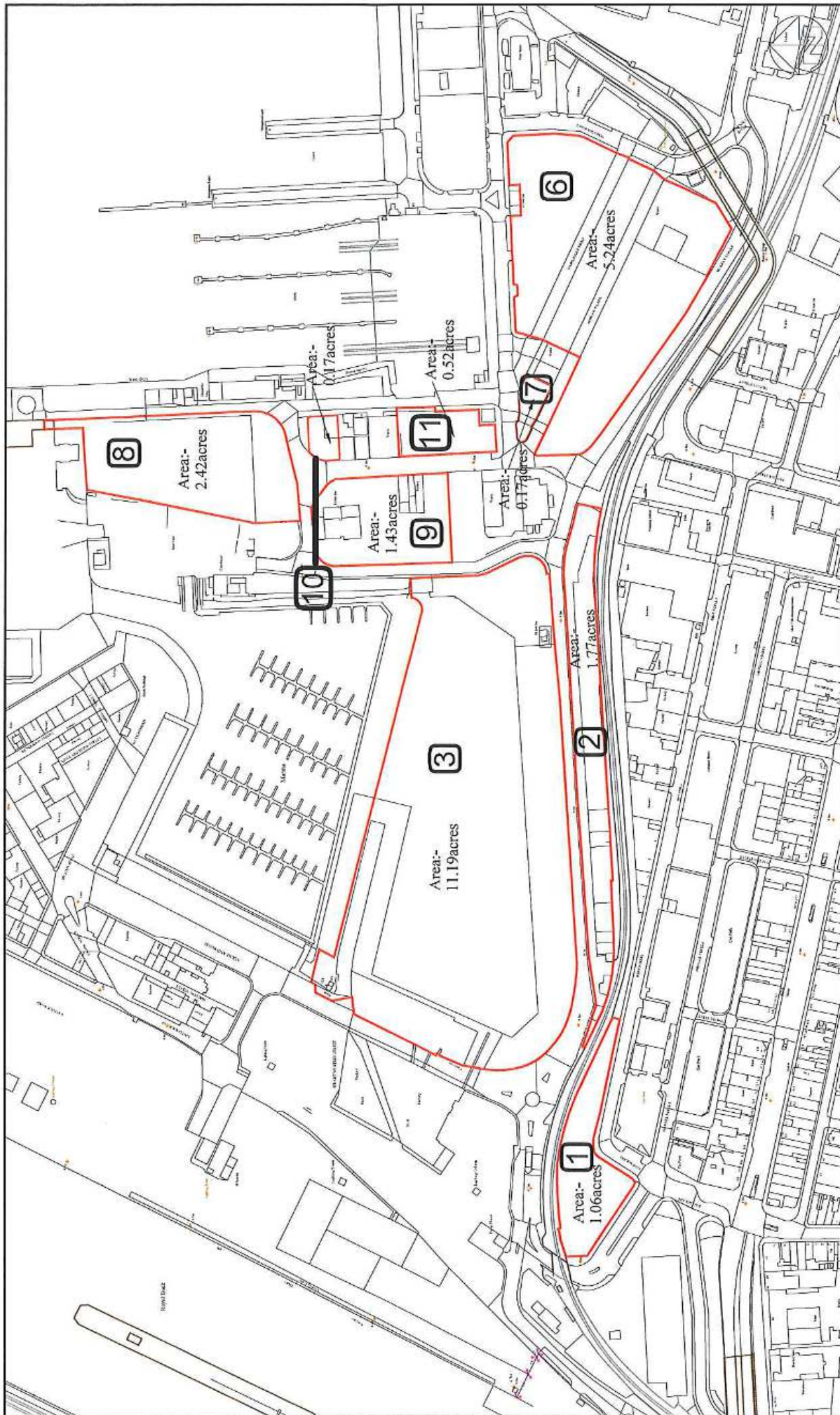
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