

Residential Development Opportunity

OVERNEWTON PLACE, FINNIESTON, GLASGOW G3 8NH

Outstanding Development Opportunity in the sought after West End of Glasgow with Planning Permission



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LOCATION

The site is located on Overnewton Place in Finnieston. The area has become a thriving cultural and leisure locale, it is very popular with young working professionals, who are drawn to the area by the major event venues, strong food and drink economy, creative scene and highly connected location.

The area is well served and known for its local restaurants and cafes and a variety of convenience, independent and large chain retail amenities. Additional amenity is available at Byres Road and Great Western Road situated 1 mile to the north and 0.8 miles respectively.

Kelvingrove Park is located 0.3 miles north of the site. Kelvingrove bandstand which is hosting the popular Summer Nights Festival is situated in the park. Adjacent to the park is the Kelvingrove Art Gallery and Museum. The SWG3 events venue is approximately 0.5 miles south west of the site. The popular events venue the OVO Hydro is circa. 0.8 miles from the site along with the Scottish Event Campus Centre where major concerts and events are held.

The site is situated in an area with strong connectivity. The Exhibition Centre train station is approximately 0.5 miles from the site with connections to Glasgow Central with a journey time of 3 minutes. From Glasgow Central the wider Scottish area can be accessed. Glasgow's subway network operates 15 stops in a circle formation which takes 24 minutes start to finish, with services every 4-8 minutes. Kelvinhall Subway Station lies 0.7 miles to the north of the site on Dumbarton Road. The M8, a major arterial route to Edinburgh, is circa. 0.9 miles east of the site.

The site lies within the catchment area of Notre Dame Primary School and High School which are located approximately 1.3 miles from the site. Hillhead Primary and High School catchment area includes the site. The schools are approximately 0.8 miles from the site. Bunsgoil Gaelic Primary School's catchment area covers the site.

KEY HIGHLIGHTS

- The site is located in a prominent Glasgow West End location.
- The site has detailed planning permission for 4 residential units with associated parking.
- An Indicative plan is provided.



DESCRIPTION

The site extends to approximately 0.11 acres. The site is rectangular in shape and has been cleared. The north, east and west of the site is bounded by residential accommodation. The southern boundary is a car park for the residential properties. The site's perimeter is metal fencing. The site is accessed from Overnewton Place.

Mains Services are located on Overnewton Road.

PLANNING

The site has detailed planning permission for four house plots, REF: 20/01764/FUL. The original consent was granted in November 2020. A new consent was granted in 2022 for four dwellings under the reference: 22/03279/FUL. This consent was due to expire in December 2026 however, on the 8th September 2026 the Glasgow City Council agreed to extend the consent to 8th September 2029.



KEY FIGURES

Units	04
Car Parking:	04 (100%)

■ Site boundary

KEY

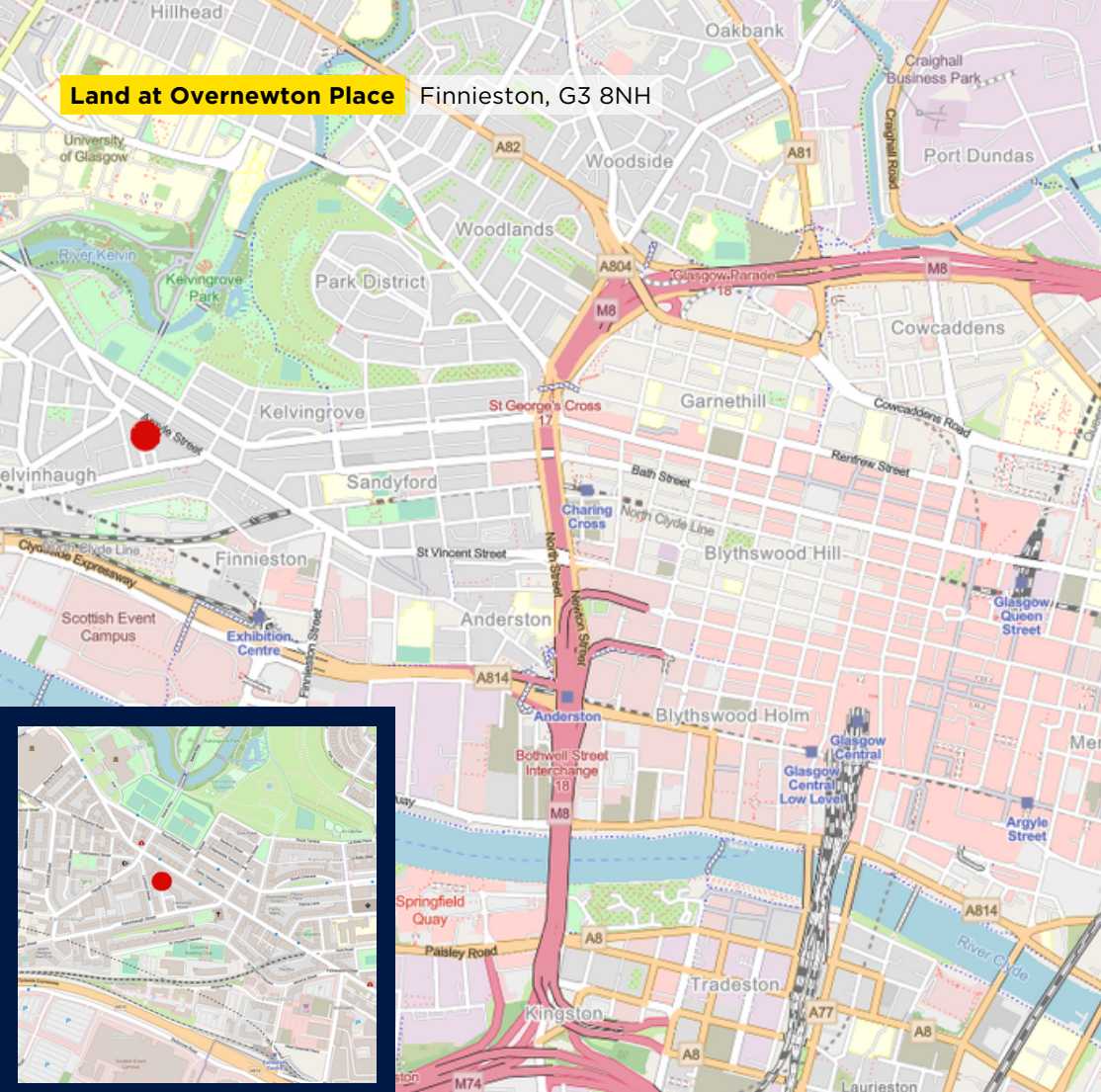
- A Block paving
- B Planting bed
- C Secure bin store
- D Residents garden

ASHP Proposed air source heat pump location. Final location to be agreed with manufacturer.



Land at Overnewton Place

Finnieston, G3 8NH



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TITLE

The Heritable Interest (Scottish equivalent of English Freehold) in the site is offered for sale. We would highlight that interested parties are required to satisfy themselves on all aspects of the Title.

Parties should note interest with Savills in the first instance in order to be kept informed of any updated information. Whilst fully intending to sell, the Seller is not obliged to accept the highest or indeed any offer to the site.

FURTHER INFORMATION

Please contact the selling agents for supporting information.

VAT

The site is elected for VAT.

CONTACT

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