

Residential Development Opportunity

LAND OFF NEWHOUSE ROAD, JACKTON, EAST KILBRIDE

- Outstanding fully serviced Development parcel with an indicative capacity of 200 units
- Benefits from Planning Permission in Principle



Jackton

Land off Newhouse Road, Jackton, East Kilbride



DESCRIPTION

The site is located on the southern edge of East Kilbride. The site is irregular in shape and has an overall flat topography with slight undulations. The site can be accessed via Newhouse Road. The site is bounded to the east by a new residential development by Miller Homes that completed at the end of 2025. The site is bounded on the west by a new residential development by Taylor Wimpey. The north of the site is bound by Newhouse Road and the south of the site is bound by Jackton Road and arable land.

The site is a gross area of 16.043 acres with an indicative capacity of 200 units.

LOCATION

The site lies on the south west edge of the built up area of East Kilbride and in close proximity to the nearby villages of Eaglesham and Thorntonhall. It is bounded by Jackton Village, Eaglesham Road and the remainder of the CGA to the north west, the Police Scotland College and the residential neighbourhoods of Hairmyres, Mossneuk and Newlandsmuir to the north east, Newlands Road and proposed housing development at Lindsayfield to the south east and Jackton Road and open countryside to the south west.

This master planned site is located 4 miles to west of East Kilbride, the largest town in South Lanarkshire and the sixth largest locality in Scotland with a population of circa 75,000 residents. East Kilbride is located around 8 miles south-east of Glasgow, and is a well-established residential and commercial centre within the Greater Glasgow area.

Jackton is situated on the western periphery of East Kilbride and provides easy access to Glasgow via the M77 in circa 30 minutes. Hairmyres train station is 1.5 miles from the development and provides a direct connection to Glasgow Central Station in under 30 minutes.

East Kilbride town centre provides a wide range of national and local retail provision including Primark, New Look, Matalan, Clarks and Pandora, alongside ODEON Luxe and PureGym. Popular food and drink options such as Starbucks Coffee, Nando's, Subway, Greggs and Costa Coffee which are located approximately 5.5 miles from the site.



KEY HIGHLIGHTS

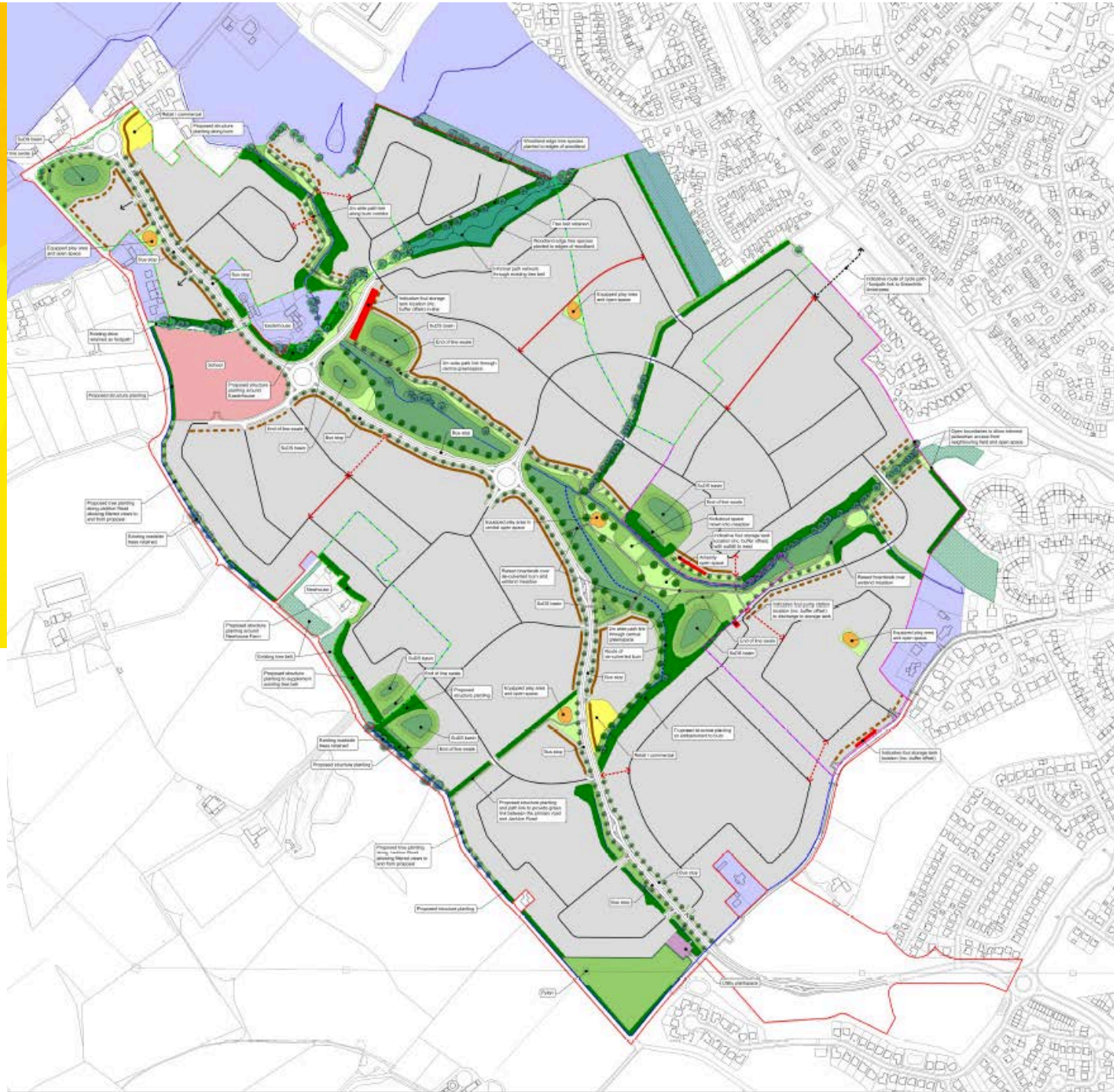
- Prime residential development opportunity
- Site extends to approximately 16.043 acres (6.49 hectares) with an indicative capacity for circa 200 units.
- Planning Permission in Principle (EK/09/0218) for a mixed use development comprising residential, retail and education uses, and associated engineering works for site infrastructure, new access and distributor road, formation of open space framework with landscaping works.
- Site forms part of a larger master planned site for circa 1,950 new homes.
- Located within easy commuting distance to Glasgow and benefits from excellent transport links.

THE DEVELOPMENT

This is the last private parcel of development land that will be available in the consented masterplanned site at Jackton, East Kilbride.

The masterplanned site was granted planning October 2019, and was to accommodate around 1,950 dwellings on 77 hectares. A new primary school and nursery has now been opened which benefits the wider development. Retail amenity is available to the south east in Lindsayfield which comprises a Morrisons supermarket, alongside a retail parade featuring national occupiers such as Costa and takeaway food offerings and a local pub restaurant.

A planning application has been secured for the delivery of a Sainsbury's Local on Eaglesham Road, within circa.1 mile from the site.



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Method of Sale

We are inviting offers on a greenfield basis for the Heritable (Freehold) Interest in the subjects. The intention would be to invite shortlisted parties to submit net bids thereafter.

For the avoidance of doubt interested parties cannot speak with or contact South Lanarkshire Council Planning Department. All enquiries relating to planning must be directed to Savills.

The preference is for offers that are not subject to the securing of detailed planning permission and preference will be given to bidding parties that are able to offer a future site for swap / purchase of at least 50 units.

Interested parties should register their interest with Savills at an early stage in order to be kept advised of any closing date which may be set.

Offers

Offers for the site should be submitted in a Heads of Terms format. Please note that a detailed list of standard allowances has been prepared and should be followed when submitting offers.

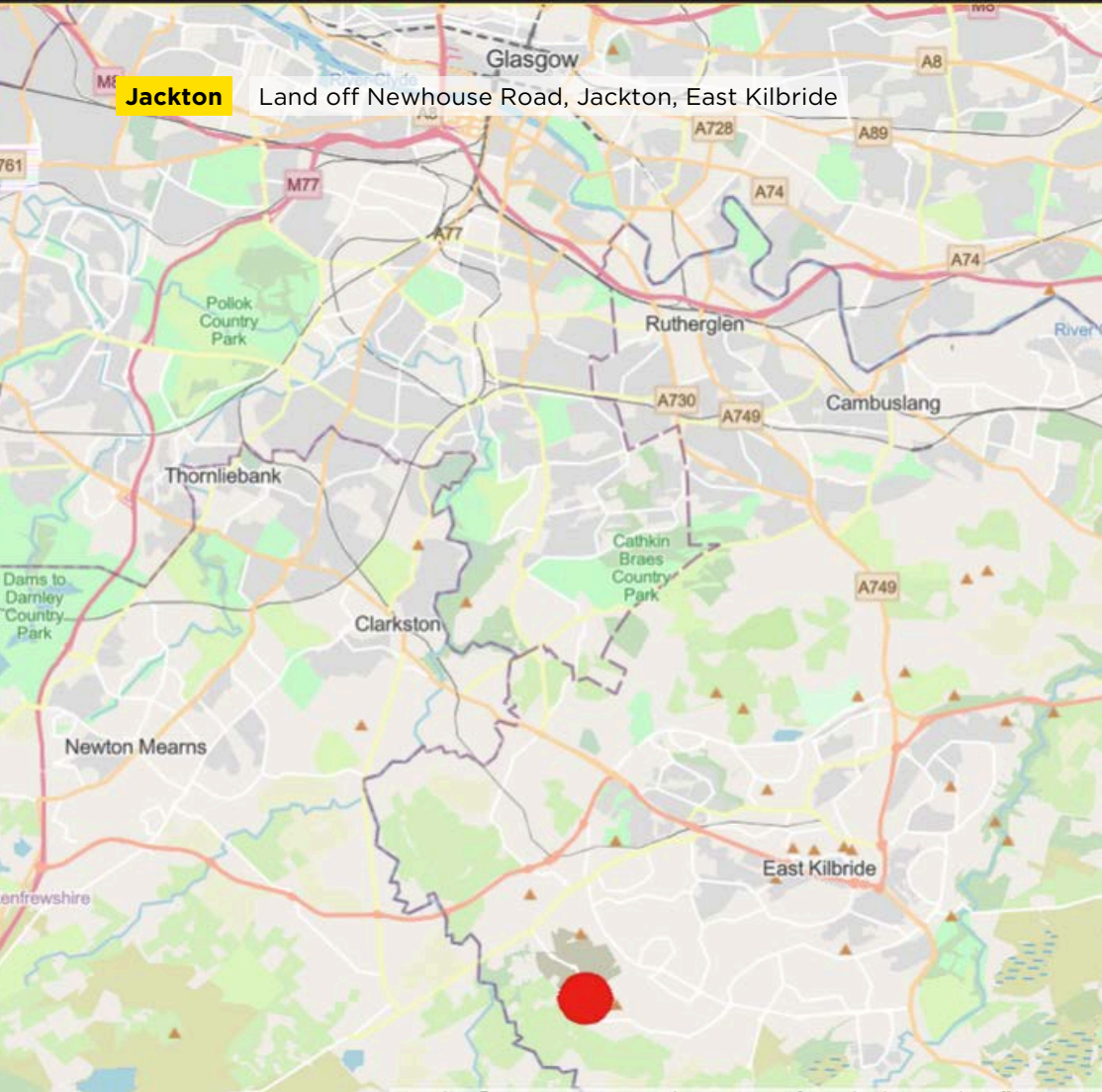
This is to allow appropriate comparison of bids. The proforma is available on request.

VAT

The site has been elected for VAT, however please note that all offers submitted should be stated exclusive of VAT

Technical Information

A suite of technical information is available from the selling agents via the dataroom.



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