DISPOSAL OF THE FORMER SCHOOLHOUSE AT 76 ABBEY DRIVE, GLASGOW, G14 9JW

Purpose of Report:
To advise Committee on the outcome of a marketing exercise carried out by City Property (Glasgow) LLP in respect of the former Schoolhouse at 76 Abbey Drive, Glasgow, G14 9JW.

Recommendations:
That Committee approves the sale of the above subjects to Veronica Miller subject to the terms and conditions as outlined in this report.

Ward No(s): 12    Citywide:
Local member(s) advised: Yes □ No □   Consulted: Yes □ No □

PLEASE NOTE THE FOLLOWING:
Any Ordnance Survey mapping included within this Report is provided by Glasgow City Council under licence from the Ordnance Survey in order to fulfil its public function to make available Council-held public domain information. Persons viewing this mapping should contact Ordnance Survey Copyright for advice where they wish to licence Ordnance Survey mapping/map data for their own use. The OS web site can be found at "<http://www.ordnancesurvey.co.uk>". If accessing this Report via the Internet, please note that any mapping is for illustrative purposes only and is not true to any marked scale.
1. HOLDING ACCOUNT

1.1 Education Services.

2. DESCRIPTION

2.1 The property comprises the former schoolhouse at 76 Abbey Drive and is shown on the attached plan. The property is a 3 bedroom semi detached villa.

3. BACKGROUND

3.1 The property was marketed on behalf of Glasgow City Council in June 2013 and advertised in S1 Homes with a closing date of 15 August 2013.

3.2 At the closing date, 10 offers were received. The highest financial bid of £178,576 from Susan Di Ciacca was approved under delegated powers on 28th of August 2013. Mrs Di Ciacca subsequently withdrew her offer due to personal reasons.

3.3 The second highest offer was received from Veronica Miller. City Property has confirmed that Ms Miller wished to purchase the property under the same terms as her original offer.
4. DEVELOPMENT PROPOSALS

4.1 Ms Miller intends to use the property as a residential dwelling house.

5. TERMS AND CONDITIONS

5.1 The subjects as shown on the attached plan to be sold to Ms Veronica Miller

5.2 The purchase price shall be £176,350, exclusive of VAT.

5.3 The date of entry shall be agreed between both parties.

5.4 If the purchase price is not paid in full on this date, interest shall be charged on the purchase price or any unpaid part of it.

5.5 The purchaser shall satisfy herself with regard to the Council’s title.

5.6 The transaction will be subject to such other terms and conditions as negotiated by Legal Services and City Property (Glasgow) LLP.

6. COUNCIL STRATEGIC PLAN IMPLICATIONS

Economic Impact: Provides residential housing.

Sustainability: Refurbishment of a vacant building.

Financial: The proposal will generate a capital receipt of £176,350, exclusive of VAT for the Council and Council Tax income once the property is occupied.

Service Objective 5: Property optimisation.

Section 20.1: Generation of capital receipts.

Legal: To include the appropriate legal agreement.

Common Good: Not Applicable

Personnel: None

Sustainable Procurement and Article 19: Not Applicable
7. **RECOMMENDATION**

That Committee approves the sale of the above subjects to Ms Veronica Miller subject to the terms and conditions as outlined in this report.

Development and Regeneration Services
AMcC/107-13
4 October 2013