

**Proposed Sale of the freehold site known as Mountwood and Horizons,
Westerham Road, Brasted**

(This is an unrestricted summary of a matter which is exempt under the provisions of Paragraphs 8 & 9 of Part 1 of schedule 12A of the Local Government Act 1972)

1 Background

Kent County Council owns the freehold site known as Mountwood and Horizons, Westerham Road, Brasted, Kent. The property comprises several buildings mainly constructed in the 1960's and 70's providing some 28 000 sq ft of accommodation set in a site of approximately 3.2 acres. The property is located approximately one mile to the east of the village of Westerham, with extensive frontage to and access from the A25. It adjoins the Westerham Golf course and is adjacent to another KCC site known as Fountain Cottages, which is also subject to current sale negotiations.

The buildings which no longer meet statutory requirements for the services they provide, were closed earlier this year. The capital receipt from this sale is to be re-invested into new replacement facilities.

The site was widely marketed for sale by our agents. Some 20 offers were received from various Health Care, Social and Private sector residential developers. Following interviews with four selected bidders, terms were agreed for an unconditional sale of the property. However this purchaser has now withdrawn from the transaction. Approval is sought to the new terms and purchaser.

2 Recommendations

The Cabinet Member for Finance is asked to:

- A) Approve the proposed sale of the freehold site known as Mountwood and Horizons, Westerham Road, Brasted and
- B) Subject to him being satisfied as to the detailed terms and conditions, the Director of Property be authorised to complete the sale on behalf of the County Council.

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