

WalkerSingleton
Chartered Surveyors

PRIVATE TREATY NEGOTIATION

Instructed by Countryside Timber Frame Limited
following facility rationalisation

HOMAG/WEINMANN Automated Closed Panel Timber Frame Manufacturing Line

Location: **Bardon, Leicestershire**

Buyers Premium: **Scaled**



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1. Background

Following the Company's decision to rationalise their timber frame manufacturing capability within the business, they have made a decision to close the Bardon manufacturing facility and have consolidated the manufacturing at the company's two remaining sites.

Walker Singleton have been instructed to invite interest in the entire Homag/ Weinmann closed panel timber frame panel line, along with the Dodd Engineering floor cassette line.

The closed panel line and Dodd Engineering floor cassette line will be offered for sale by private treaty through a negotiated sale process.

The entire plant is a state of the art panel manufacturing line, installed in 2020/2021, enabling the manufacture of closed panel timber frames, embracing modern methods of construction.

Supervised viewing can be arranged, strictly on an appointment only basis.

Any offers will be put forward in writing, encompassing the time frame for clearance, dismantling, collection and removal of the assets from site.

Expressions of interest are being sought prior to **16th September 2022** with offers to be received by **23rd September 2022**.

Clearance of the line from the site is required no later than 5th October 2022.

2. Homag/Weinmann Plant and Machinery

The line was manufactured by Homag/Weinmann in 2020/2021 and installed in the current factory at Bardon in April 2022.

Production ceased on the 29th July 2022 and the company are undertaking the 'mothballing' of the plant prior to sale.

Brief line overview:

- Closed panel timber frame manufacturing
- Semi-automatic production
- Capacity to produce 12m x 3m panels
- Ability to produce 3,000 panels per annum
- Maximum Throughput: 1.2 linear meters per minute
- Semi-Automatic Finger-Jointing Machine
- Automatic Timber Feed to Joinery saw and sub-assembly
- Sub-assembly to the framing station
- Storage, auto-feed and automatic mechanical handling of sheet material
- Multi-function bridges for stapling, nailing, routing and cutting
- Vertical storage system
- Computer controlled via WUP Folder/Granite Software
- Warranty with Homag/Weinmann for 24 months from 1st October 2021
- Schematic Plan available upon request

Detailed breakdown of assets configuration including models, descriptions and capacity available upon request.

2. Homag/Weinmann Plant and Machinery



Closed Panel Timber Frame production video

3. Dodd Engineering Floor Cassette/ Timber Roof Line

Manufactured by Dodd Engineering Limited in 2021
and commissioned in 2022

Brief line overview:

- Bespoke design comprising:
 - (3x) 3.8m x 10.5m Mobile Framing Tables with Cam mounted gravity rollers
 - (3x) 2 Height Glue/Boarding Lifting Tables
 - (3x) Off Load Roller Beds
- 3 Station Manual Assembly Floor Cassette/Timber Roof Line
- Schematic plan available upon request

Detailed breakdown of assets configuration including models, descriptions and capacity available upon request

3. Dodd Engineering Floor Cassette/ Timber Roof Line



Floor Cassette Line production video



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