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56 High Street
Bridgwater
TA6 3BN



NETHER STOWEY BRIDGWATER, SOMERSET

DEVELOPMENT SITE

WITH APPROVAL FOR

TWO SUPERIOR DETACHED DWELLINGS
(Appeal for 3 dwellings pending)

Elevated position in

QUANTOCK HILLS VILLAGE

FOR SALE FREEHOLD

PRICE GUIDE £250,000

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DESCRIPTION

Attractive development site comprising a corner plot having frontage to Castle Hill and South Lane. Currently residential gardens including an existing garage the site offers scope to create an attractive development.

Located in the sought after Quantock Hills village of Nether Stowey about 7 miles from Bridgwater and 8 miles from the County town of Taunton. There is a view into the Quantock Hills at First Floor level above neighbouring properties.



PLANNING PERMISSION

Has been granted for the construction of two detached dwellings, Sedgemoor District Council Certificate Number 36/11/00020, a copy of the details thereof being reproduced in these particulars.

The site therefore provides an “immediate start opportunity”. Alternatively the vendor has submitted an appeal for 3 dwellings on the site (decision expected December 2011) or of course, a purchaser may consider alternative site development (subject to obtaining any necessary consents).

PLANS

Reproduced within these particulars are a copy of the design drawings, it should be noted that these plans are at reduced size and cannot be scaled.

A full size copy of the design drawing may be inspected at the offices of the selling Agent.

INSPECTION

The Agents will be pleased to meet interested applicants on the site by appointment.

Tel: Tamlyn & Son on 01278 458241.

SERVICES

It is believed that mains water, gas, electricity and drainage services are located in close proximity to the site. Intending purchasers are advised to make their own enquiries in to the extent and availability of services.

TENURE

Freehold, vacant possession at completion.

PRICE

The land is offered for sale with a guide price of £250,000.

SALE CONDITIONS

The purchaser will enter into a covenant to construct a parking space and provide a new boundary fence for the benefit of 70 Castle Hill.

Further Information:

For all further information contact Tamlyn & Son.

Tel: 01278 458241