



Development land at Castle Rock, Main Road
Stickney, Boston, Lincolnshire, PE22 8AE

£265,000

Land (Residential)

- Residential development opportunity
- Planning for 8 bungalows
- Mix of reserved matters & outline granted
- Approx. 1.50 acre site STS
- On site viewings available
- Popular village location
- Located of the A16



Overview

Residential development opportunity within the popular village of Stickney, with planning permission to build Eight (8) detached bungalows with garages. The overall site extends to an approx. 1.50 acres subject to survey to include the road off the main A16 road.



Planning permission was granted by East Lindsey District Council and is covered by two planning applications. The first plot/bungalow, commonly known as Plot 2, benefits from Reserved Matters approval under application No. S/169/00473/23 with the remaining bungalows under the outline planning permission application No. S/169/1928/21. Full details and plans can be found on the East Lindsey website planning applications.

The purchaser will be responsible for and have ownership of the road, to be installed, which is directly accessed off the A16. The sellers of the site are requesting a right of access over this new road to access their bungalow, known as 'Castle Rock'.

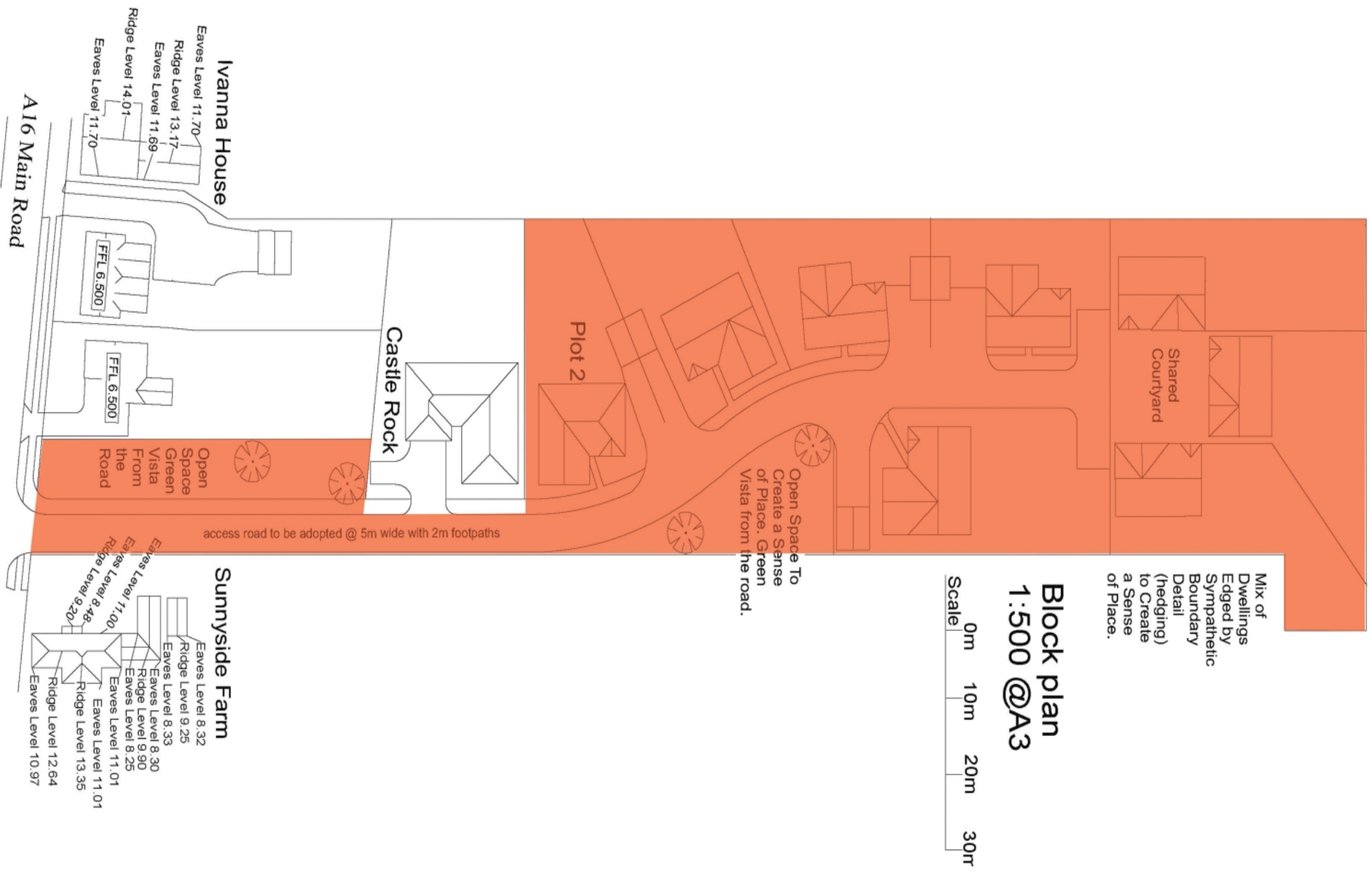
Plans, images, Property designs, layouts and any floor areas have been provided by the seller. Please check and satisfy yourself as to the correct sizing and design of each property.

Services- All interested parties are to rely upon their own enquires as to the availability of the services. No tests have been carried out by the selling agent.

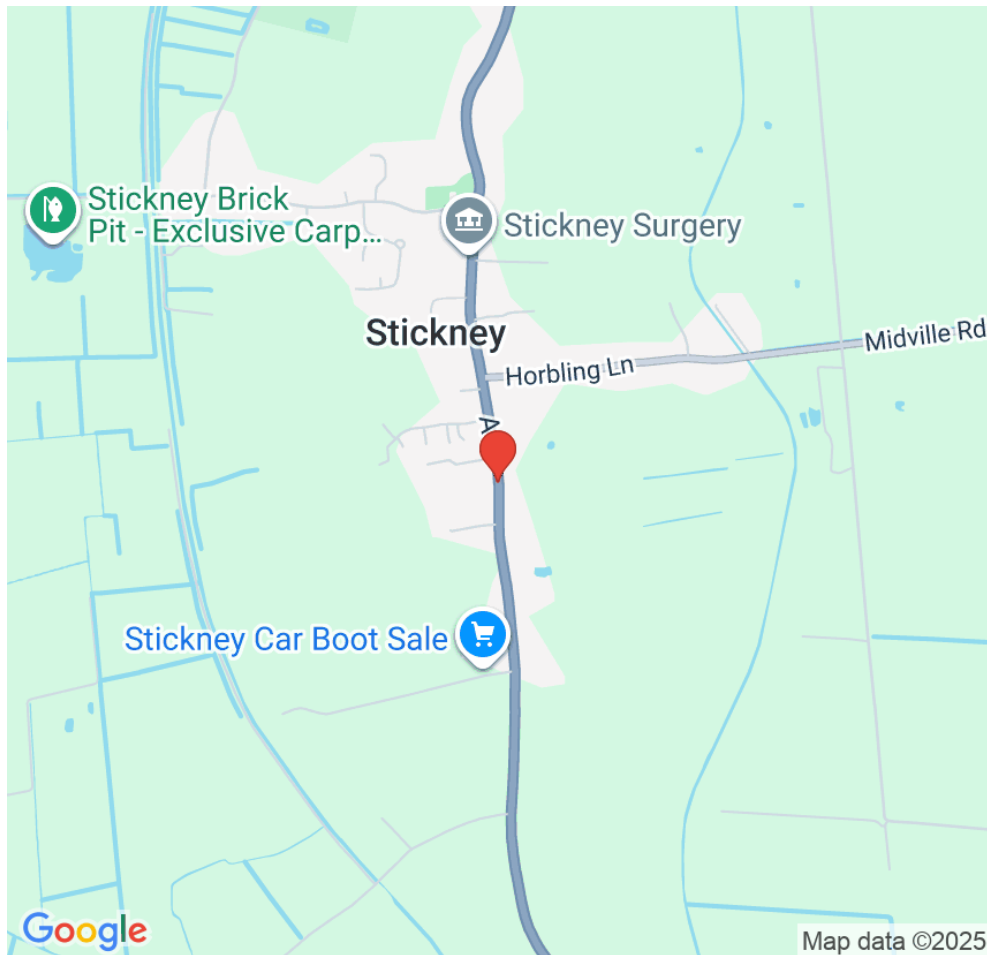
Proposal - All interested parties should submit their proposals to boston@pygott-crone.com, outlining full details and conditions of their offer, finances and timescales.

Legal Costs - Each party will be responsible for their own legal and professional costs incurred in this transaction.

Viewing - Strictly by appointment or prior arrangement only.



Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



Stonebow
Financial Services Ltd

Do you need Financial Help or Advice?

We are offering free advice through Mortgage Advice Bureau. If you would like to discuss your finances or mortgage, we'll arrange for a qualified adviser to call you back at a convenient time.

0330 912 0007

Your home may be repossessed if you do not keep up repayments on your mortgage.

There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

Houses. Homes. Harmony.



Development land at Castle Rock, Main Road, Stickney
is on the market with our Boston branch

24 Wide Bargate, Boston PE21 6RX

01205 359111