

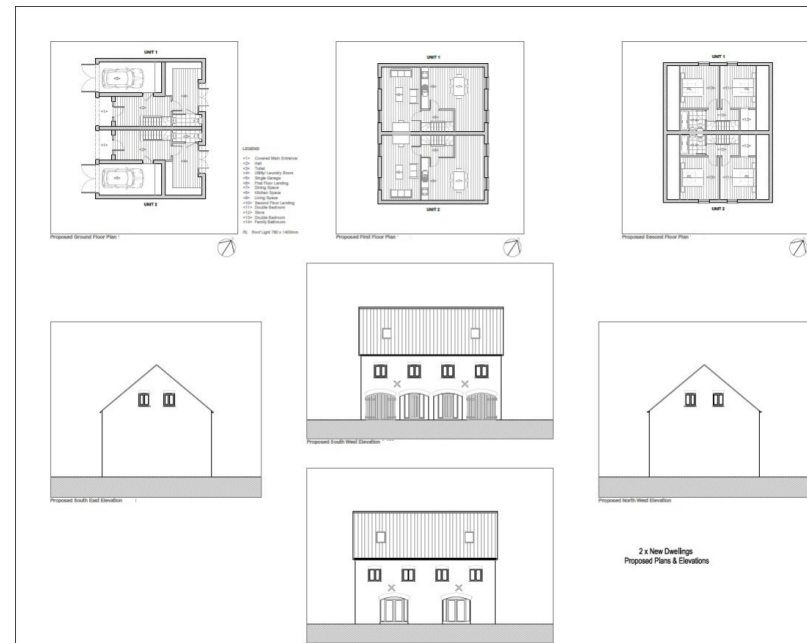


Scottish 58 Plot, New Road
Blankney Fen, Woodhall Spa, Lincolnshire, LN10 6XL

£125,000

Details

- For Sale
- Superb Rural Building Land
- Planning for a pair of SD houses
- 3 storey houses
- 2.5 miles from Woodhall Spa
- GF Garage, utility room
- FF Lounge, breakfast kitchen
- 2nd Fl, 2 bedrooms, bathroom
- Gardens to front & rear

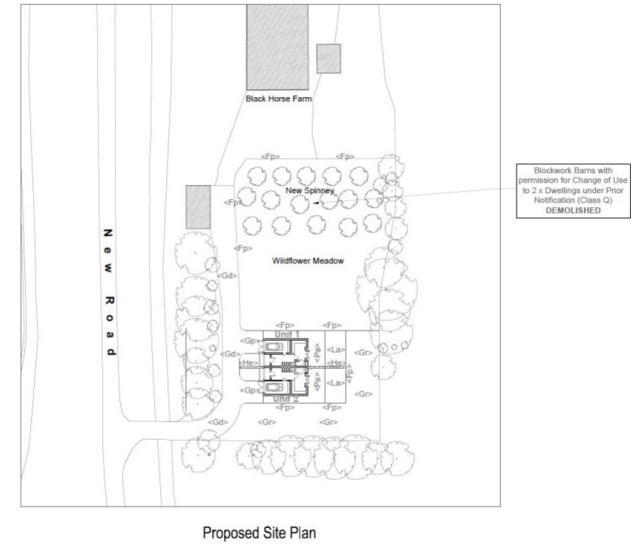


Location



Overview

An excellent opportunity to acquire this development site in a superb rural location with planning for a pair of 2 bed, 3 storey dwellings. The site is surrounded by open fields and is located 2.5 miles west of Woodhall Spa.



Location

The land is in a rural location with open fields all around. The property adjoins black horse farm. The location is 2.5 miles from the spa town of Woodhall Spa situated to the east of the property.

ACCOMMODATION

Each property will comprise a 3 storey property with ground floor hall, toilet, utility and laundry room with single integral garage.

First Floor Lounge and breakfast kitchen

Second Floor with 2 double bedrooms and family bathroom

Outside with parking and gardens to the front and rear.



PLANNING PERMISSION

The site has planning for the demolition of existing concrete barns with planning approval for the erection of a pair of semi-detached dwellings (21/1990/ful) which was approved on the 4th of May 2022.

24/0212/DISCON| Application to discharge condition 2 (materials), 5 (landscaping scheme), 6 (Bat features) and 9 (External lighting scheme) attached to planning permission 21/1990/FUL - Demolition of existing concrete barns (with prior approval for conversion to 2 x dwellings) and erection of a pair of semi-detached dwellings

SERVICES

Mains Electricity, water will be connected. Drainage will be via a septic tank

TENURE

The land is offered for sale with vacant possession

RATEABLE VALUE

not applicable

Energy Performance Certificate

Not applicable

LEGAL COSTS

Each party are responsible for their own legal costs



VAT

The price is exclusive of VAT if applicable

LOCAL AUTHORITY

North Kesteven District Council

Kesteven Street

Sleaford

Lincolnshire

NG34 7EF

Tel 01529 414155

VIEWINGS

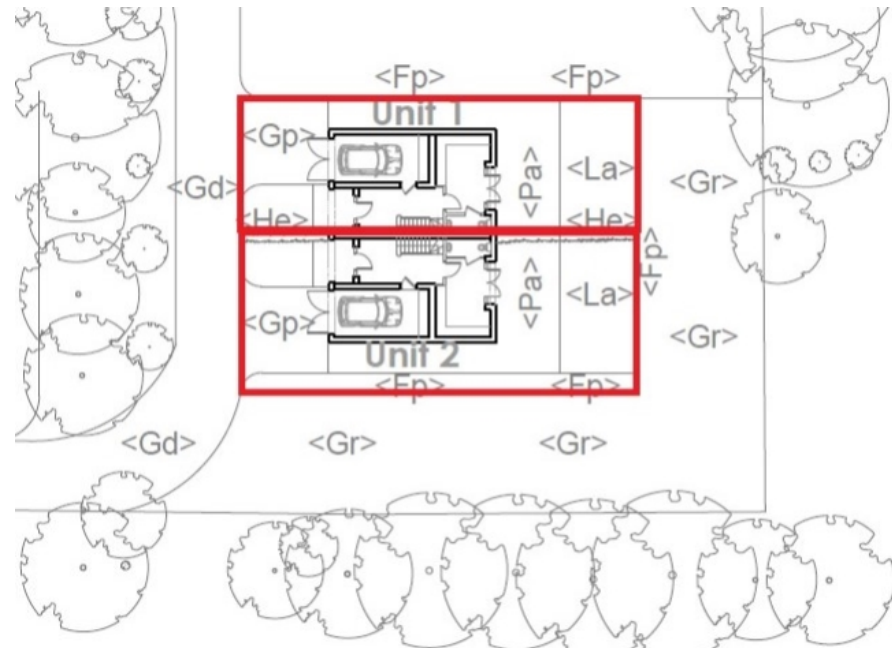
Contact Pygott & Crone Commercial

36a Silver Street

Lincoln

LN2 1EW

Tel 01522 536777





Scottish 58 Plot, New Road, Blankney Fen
is marketed through our Commercial office

36a Silver Street, Lincoln, LN2 1EW

0330 128 0939