

Development Site with Planning Permission for 84 Extra Care Apartments



Land To The East Of, Tanner's Hill, Hythe, CT21 5UQ



SIBLEY PARES

CHARTERED SURVEYORS & ESTATE AGENTS



5.30 Acres (2.14 Hectares)

Planning Permission Y15/0720/SH



Description

Development site with planning permission for 84 extra care apartments

Location

Hythe is a former Cinque Port town on the south coast of Kent approximately 4 miles west of Folkestone, 2 miles south of junction 11 of the M20 and 3 miles south-west of the Eurotunnel terminal.

The site is north of the town centre along Tanner's Hill and immediately north of Saltwood Care Centre. The topography slopes steeply towards the east and a river running south towards the sea. Generally the site landscape is rough green scrub-land with trees dotted throughout.

The site is within walking distance of the town centre but has a sloping gradient. Hythe benefits from very strong average house prices, with properties in the site's immediate area averaging in excess of £325,000.

Terms

Full information pack including Carterwood Report, Topography Report, Design and Access Statement, S106 Agreement etc available to all interested parties.

In accordance with Money Laundering Regulations, we are required to obtain proof of identity for purchasers.

Legal Costs

Each side to bear its own legal and professional costs

The Site

2.1ha (5 acre) Development site with planning permission for 84 extra care apartments under Planning reference: Y15/0720/SH.

The proposals aim to bolster the provision of elderly accommodation and care at the site. Two blocks are proposed; one smaller one to the west and another larger one to the east with car parking beneath in under-croft garages. An amenities hub for use by the residents and wider community will occupy the southern-most end of the larger block.

VAT

Unless otherwise stated, all rents/prices are quoted exclusive of Value Added Tax (VAT). Prospective occupiers should satisfy themselves as to any VAT payable in respect of any transaction.

Price

Unconditional Offers Invited

Viewing/Enquiries

For further information please contact;

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SIBLEY PARES
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NOTE: Rental, prices or any other charges are inclusive of VAT unless otherwise stated.

MISREPRESENTATION ACT 1967. These particulars are believed to be correct, their accuracy cannot be guaranteed and are expressly excluded from any other contract. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. No fittings, appliances or services mentioned have been tested by Sibley Pares

