

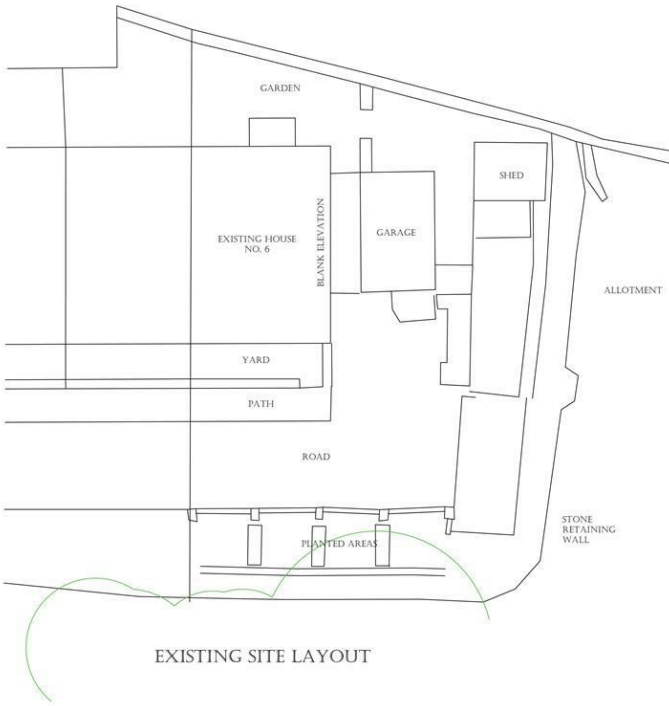


Land at Laurel Terrace, Stainland, HX4 9HD

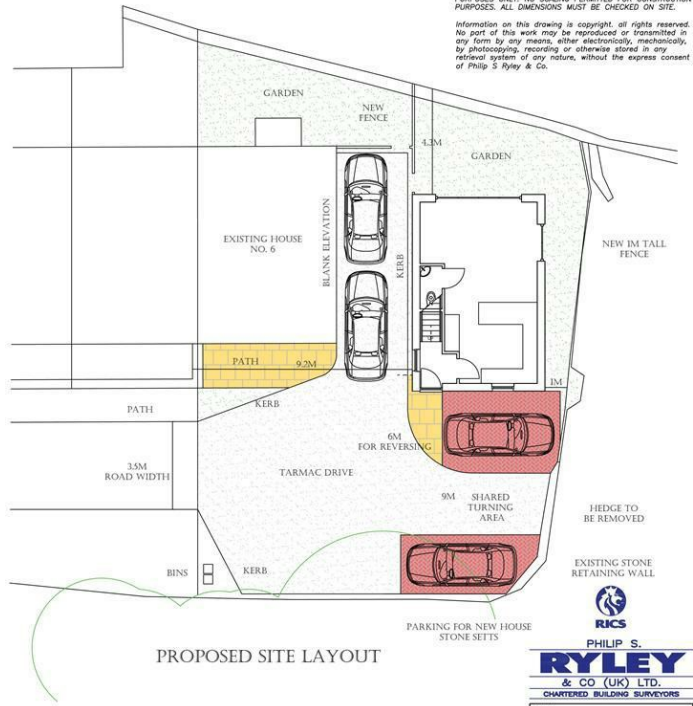
£125,000

With full planning permission granted for a three bedroom detached house on this charming private road in Stainland. The land presents a unique opportunity for those with a vision. Boasting an open plan living/dining kitchen, three bedrooms (one with en-suite), and a house bathroom, this building plot offers a canvas for creating your dream home. The location itself is a gem, offering a tranquil setting for your future abode. Whether you're looking to build a family home or building to sell on, this property provides the perfect foundation for your aspirations. Don't miss out on the chance to turn this plot of land into your own piece of paradise in this sought-after area.

Planning Application Number: 21/00428/FUL



EXISTING SITE LAYOUT



PROPOSED SITE LAYOUT

THIS DRAWING IS TO SCALE INDICATED FOR PLANNING PURPOSES ONLY. NO SCALING PERMITTED FOR CONSTRUCTION PURPOSES. ALL DIMENSIONS MUST BE CHECKED ON SITE.
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LAYOUT
SCALE 1:100

**PHILIP S.
RYLEY
& CO (UK) LTD.**
CHARTERED BUILDING SURVEYORS

Client: MR AND MRS TAYLOR

Project: 6 LAUREL TERRACE
HOLYWELL GREEN, STAINLAND,
HALIFAX HX4 9HD

Drawing Subject:
EXISTING AND
PROPOSED LAYOUT

Date	Designed	Drawn	Checked
MARCH	PCN	RAF	PCN

Issue	Drawing No.	Revision
H100@A2	106-69/21/01	A

ARCHITECTURE
PROJECT MANAGEMENT
PLANNING

REVA. PLAN AMENDED TO SUIT COMMENTS FROM
HIGHWAYS - RF 18/05/2021

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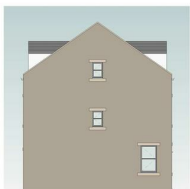
West Elevation
Scale 1:100



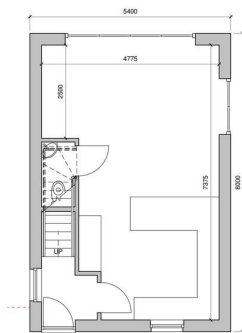
North Elevation
Scale 1:100



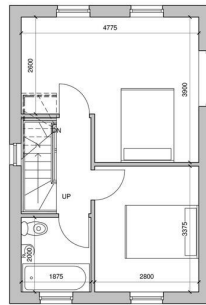
East Elevation
Scale 1:100



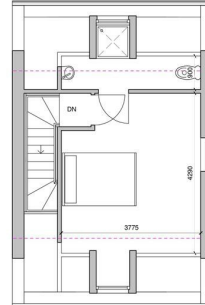
South Elevation
Scale 1:100



Ground Floor
Scale 1:50



First Floor
Scale 1:50



Second Floor
Scale 1:50

Rev.B. Door position moved to suit highways comments
RF: 18/05/21
Rev.A. Door position moved to front elevation RF: 18/05/21

Mrs S Taylor

Land to side of 6 Laurel Terrace,
Holywell Green, Stainland, Halifax
HX4 9HD

Proposed Floor Plans

Date: MARCH 2024
Scale: As indicated
Designed: PCN
Drawing No: 10649/21/02
Drawn: RF
Revision: B

**PHILIP S.
RYLEY**
& CO.
CHARTERED BUILDING SURVEYORS



- Architecture -
- Project Management -
- Planning -

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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