

Development Site @ Griffin Road, Clevedon, North Somerset, Sold @ Auction £695,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 20TH NOVEMBER 2024
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ NOVEMBER LIVE ONLINE AUCTION
- FREEHOLD DEVELOPMENT SITE
- PIP PLANNING UPTO 9 HOUSES
- 8 UNIT SCHEME GDV £4.415m
- EXTENDED COMPLETION - REFER TO CONTRACT

Hollis Morgan – NOVEMBER LIVE ONLINE AUCTION – A Freehold DEVELOPMENT SITE (0.65 Acres) with PLANNING for up to 9 X HOUSES with gardens and parking | GDV £4.415m

Development Site @ Griffin Road, Clevedon, North Somerset, BS21 6HH

Accommodation

FOR SALE BY LIVE ONLINE AUCTION

*** SOLD @ NOVEMBER LIVE ONLINE AUCTION ***

GUIDE PRICE RANGE £700,000 - £800,000 +++
SOLD @ £695,000

ADDRESS | Gas Engineering Services Office & Yard, Griffin Road, Clevedon, North Somerset BS21 6HH

Lot Number 26

The Live Online Auction is on Wednesday 20th November 2024 @ 17:30
Registration Deadline is on Monday 18th November 2024 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.
Registration is a simple online process – please visit the Hollis Morgan auction website and click "REGISTER TO BID"

GUIDE PRICE RANGE

The vendors have issued a guide price range of £700,000 - £800,000

THE PROPERTY

A Freehold development site of circa 0.65 Acres with vehicular access from Griffin Road.
Sold with vacant possession.

Tenure - Freehold

Utilities, Rights & Restrictions - Please refer to the Legal Pack

Flood Risk - Please refer to the Legal Pack

THE OPPORTUNITY

DEVELOPMENT SITE | 9 HOUSES

The site has permission in principle (24/P/0081/PIP) for the erection of up to 9 residential dwellings

The proposed drawings are for illustrative purposes only showing 8 Units - 6 x Detached Houses & 2 x Semi Detached - Total 984 Sq M / 7800 Sq Ft
The vendors have had local agents value the completed properties and suggest a potential GDV of £4.415m

Plots 1 & 2 are the 3 Bed semis @ 102 Sq M per unit.

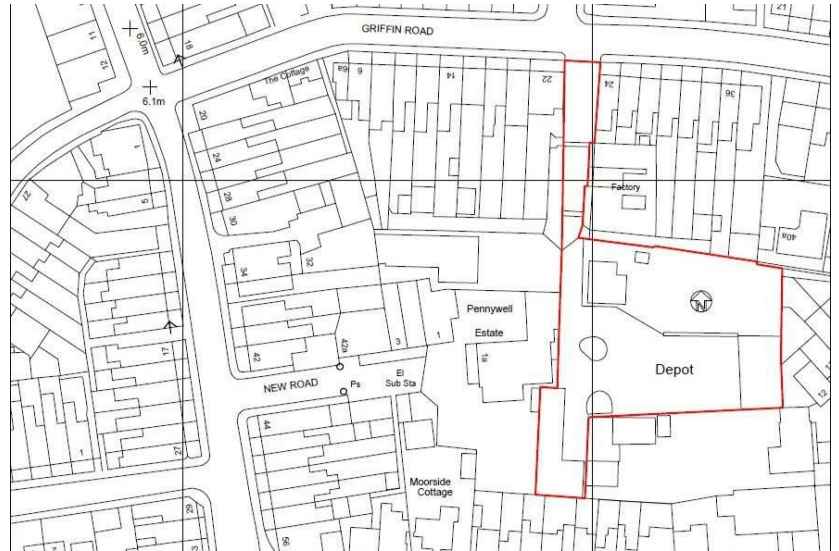
Plots 3 - 8 are 4 Bed detached @ 130 Sq M per unit.

What is the permission in principle consent route?

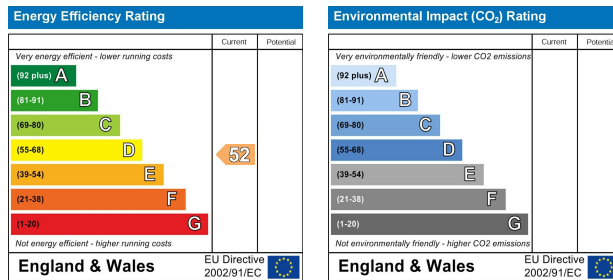
The permission in principle consent route is an alternative way of obtaining planning permission for housing-led development which separates the consideration of matters of principle for proposed development from the technical detail of the development. The permission in principle consent route has 2 stages: the first stage (or permission in principle stage) establishes whether a site is suitable in-principle and the second ('technical details consent') stage is when the detailed development proposals are assessed.

NB - Desktop contamination report is available to download in the online legal pack.

Floor plan



EPC Chart



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Auction Property Details Disclaimer

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Please refer to our website for further details.