

# Building Plot @, Rosary Cottage Shaft Road, Severn Beach,

Auction Guide Price +++ £75,000













- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 23RD JULY 2025
- · VIRTUAL TOUR NOW ONLINE
- VIEWINGS REFER TO DETAILS
- · DOWNLOAD FREE LEGAL PACK
- $\cdot$  JULY LIVE ONLINE AUCTION
- FREEHOLD BUILDING PLOT ( 0.35 A )
- · RESI PLANNING GRANTED
- 7 BED HOUSE | 2 X FLATS
- EXTENDED 8 WEEK COMPLETION

Hollis Morgan – JULY LIVE ONLINE AUCTION – A Freehold 0.37 ACRE BUILDING PLOT with PLANNING GRANTED to erect a 7 BED DETACHED HOUSE or 2 X FLATS with DETACHED DOUBLE GARAGE.

# Building Plot @, Rosary Cottage Shaft Road, Severn Beach, Pilning, **BS35 4NQ**

### **Accommodation**

#### FOR SALE BY LIVE ONLINE AUCTION

ADDRESS | Building Plot @ Rosary Cottage, Shaft Road, Severn Beach, Pilning BS35 4NQ | Freehold Building Plot with Planning Granted for Detached 7 Bed House or 2 x Flats | Hollis Morgan Live Online Land & Property Auctions

Lot Number TBC

The Live Online Auction is on Wednesday 23rd July 2025 @ 17:30 Registration Deadline is on Monday 21st July 2025 @ 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"

A Freehold mature 0.37 acre building plot with vehicular access from Shaft Road

Sold with vacant possession

#### THE OPPORTUNITY

RESIDENTIAL PLANNING GRANTED | 2 OPTIONS.

Planning was originally granted in 1998 with a certificate of lawfulness issued in 2010 for two schemes on the site.

- Detached 7 bedroom house with scope for family home or HMO style
- Block of flats comprising a 3 bed and 2 bed unit.

Detached garage block (interested parties should not the detached garage block may have further development opportunities stp )

MULTIPLE DWELLING | STP

A more recent consent (2020) was refused for the erection of 3 independent dwellings

Interested parties will note this was not appealed and may offer further opportunities for a higher density scheme.

All above subject to gaining the necessary consents

#### PROPOSED SCHEDULE OF ACCOMODATION

OPTION 1 | 7 BED DETACHED HOUSE

Ground Floor: Lounge | Living Room | Study | Kitchen | Dining Room | Utility Room | Bathroom | Lobby | Hall

First Floor: Bedroom 1 | Bedroom 2 | Bedroom 3 | Bedroom 4 | Bathroom | Bedroom 5 | Bedroom 6 | Bedroom 7 | Balcony | Landing

#### OPTION 2 - 2 X FLATS

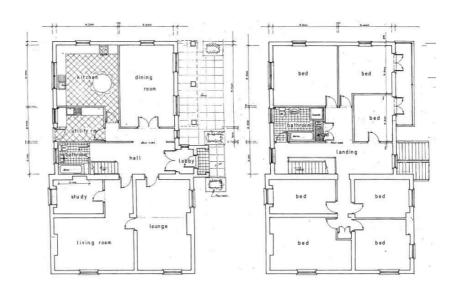
Ground Floor Flat: Lounge | Kitchen | Bedroom 1 | Bedroom 2 | Bedroom 3 | Bathroom | Toilet | Hall

First Floor Flat: Lounge | Kitchen | Bedroom 1 | Bedroom 2 | Bathroom | Lobby | Hall

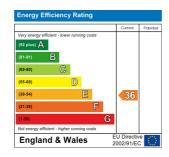
#### OUTSIDE

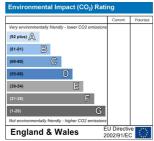
Gardens | Detached Double Garage

### Floor plan



#### **EPC Chart**







9 Waterloo Street

Clifton

Bristol

BS8 4BT

Tel: 0117 973 6565

Email: post@hollismorgan.co.uk

www.hollismorgan.co.uk

Hollis Morgan Property Limited, registered in England, registered 7275716. Registered address, 5 Upper Belgrave Road, Clifton, Bristol BS8 2XQ

## **Auction Property Details Disclaimer**

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