



LAND AT 89 HIGH STREET

Chesham, Bucks

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- Prime Town Centre Building Plot
- Postcode: HP5 1DR
- 0.08 acres
- London Commuter Belt
- For Sale via Informal Tender

DESCRIPTION

Taylor Land is delighted to offer for sale this prime building plot located in an enviable position on Chesham High Street. The plot extends to 0.08 acres and is situated on the cleared site of a former wine bar.

Despite having no substantive planning history, we believe a small flatted scheme potentially with some ground floor commercial would be viable, subject to planning.

Offers are invited on an Unconditional, Subject to Planning or Option basis. All offers are to be submitted in writing to Taylor Land Limited. Preference will be given to parties that demonstrate they have undertaken full analysis of the site and provide a draft feasibility layout.



LOCATION & CONNECTIONS

Chesham is an affluent market town located in Buckinghamshire situated 11 miles south-east of Aylesbury, 26 miles north-west of central London.

Part of the London commuter belt, this affluent town is a hotspot for commuters and young families alike and boasts a fantastic selection of local facilities, a vibrant community and beautiful countryside.

Chesham benefits from an underground station with direct routes into central London. The A416 from Amersham to Berkhamsted runs through the town and connects it to the more recently upgraded A41.



20 MILES TO LUTON AIRPORT

LOCATED IN CHESHAM TOWN CENTRE

2.3 MILES TO CHESHAM AND LEY HILL GOLF CLUB

0.2 MILES TO CHESHAM TUBE STATION

BARS & RESTAURANTS ON YOUR DOORSTEP

0.2 MILES TO CHESHAM HIGH SCHOOL

IMPORTANT INFORMATION

TENURE: Freehold

PRICE: Offers invited

VAT: Not subject to VAT

PURCHASER NOTICE: The vendor, in their absolute discretion, does not undertake to accept the highest or any offer received. Offers must state a specific sum of money and shall not be for a sum calculable by reference to another bid

SPECIAL CONDITION: Any offers should be accompanied by a draft layout

NEW HOMES: For advice on resales please contact the New Homes team on **01234 302043**

VIEWINGS: By appointment only via sole selling agents Taylor Land



Misrepresentation Act / Misdescription Act: Taylor Land Limited for themselves and the vendors of the site whose Agents they are give notice that: These particulars of sale are a general outline only for guidance of intending purchasers and do not constitute part of any offer or contract. All descriptions, dimensions and references to site condition and any other details given without responsibility falling upon the vendors of their Agents, intending purchasers should not rely upon them as statements or representations of fact but must satisfy themselves by way of inspection. No person in the employment of Taylor Land Limited has any authority to make or give any representation or warranty whatsoever in relation to this site. This site is offered for sale on a Subject to Planning and Contract and Without Prejudice basis 2023

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