

Building Plot, Pargolla Road, Newquay, Cornwall, TR7 1RP

AN INCREDIBLY RARE AND EXCITING CHANCE TO BUY AND BUILD IN CENTRAL NEWQUAY! CONSENTED BUILDING PLOT WITH OUTLINE PLANNING PERMISSION FOR SINGLE DETACHED DWELLING WITH PARKING. EASY ACCESS SITE, CLOSE TO TOWN AND BEACHES. IDEAL DEVELOPMENT, INVESTMENT OR SELF BUILD.

£77,500
Freehold

our ref: CNN10017

KEY FEATURES



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Energy rating (EPC) TBC

Council tax band: TBC

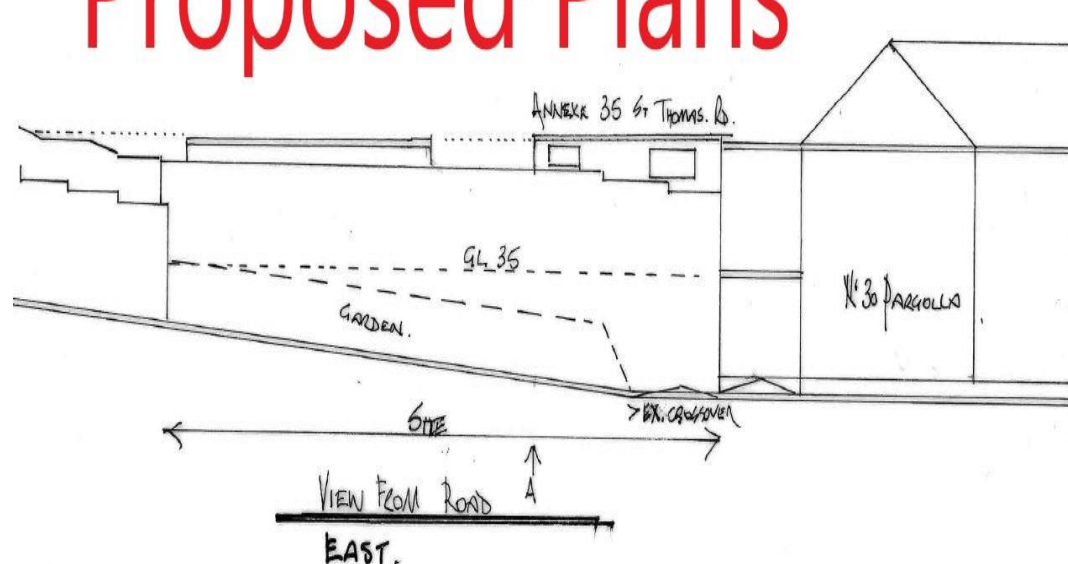
- RARE BUILDING PLOT IN CENTRAL NEWQUAY
- OUTLINE PLANNING PERMISSION GRANTED
- FOR SINGLE DWELLING WITH PARKING
- PLANNING APPLICATION NO: PA23/08082
- IDEAL SMALL SCALE PROJECT
- IDEAL SELF BUILD
- INVESTMENT OPPORTUNITY
- CLOSE TO TOWN AND BEACHES
- CILS TAX LIABLE
- NO ONWARD CHAIN

SUMMARY

A truly exceptional opportunity awaits on Pargolla Road in Newquay – an incredibly rare chance to acquire a building plot with approved outline planning permission under application number PA23/08082. This unique offering allows for the creation of a single detached dwelling with parking, a prospect seldom available, especially in a location as central as this.

For those with a passion for construction and design, or self-build enthusiasts eager to bring their dream home to life, this is an opportunity that will undoubtedly excite. The rarity of selling single plots in such a prime location makes this a remarkable chance for small-scale builders seeking a new project.

Proposed Plans



With the planning permission in the outline stage, buyers have the freedom to design their own property, providing a canvas for creativity and personalization. The plot itself is an easily accessible, level site with immediate kerb frontage, promising a straightforward project for the astute buyer.

All necessary services are set to be connected onto the site, and while mains services serve neighbouring properties on Pargolla Road, buyers are advised to conduct their own checks for confirmation. The level nature of the site enhances its appeal, though design considerations may prompt the remediation of an existing earth bank before ground works can commence.

Pargolla Road stands as a centrally located residential street, offering the best of both worlds. Situated in the heart of the vibrant coastal town of Newquay, it provides swift access to popular beaches, town amenities, and

the highly sought-after Trenance and Newquay Junior Schools – all within walking distance. Despite this central convenience, the location enjoys a quieter position, providing a perfect family-friendly environment away from the hustle and bustle of Newquay's vibrant town centre.

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reclusive.deodrant.internet

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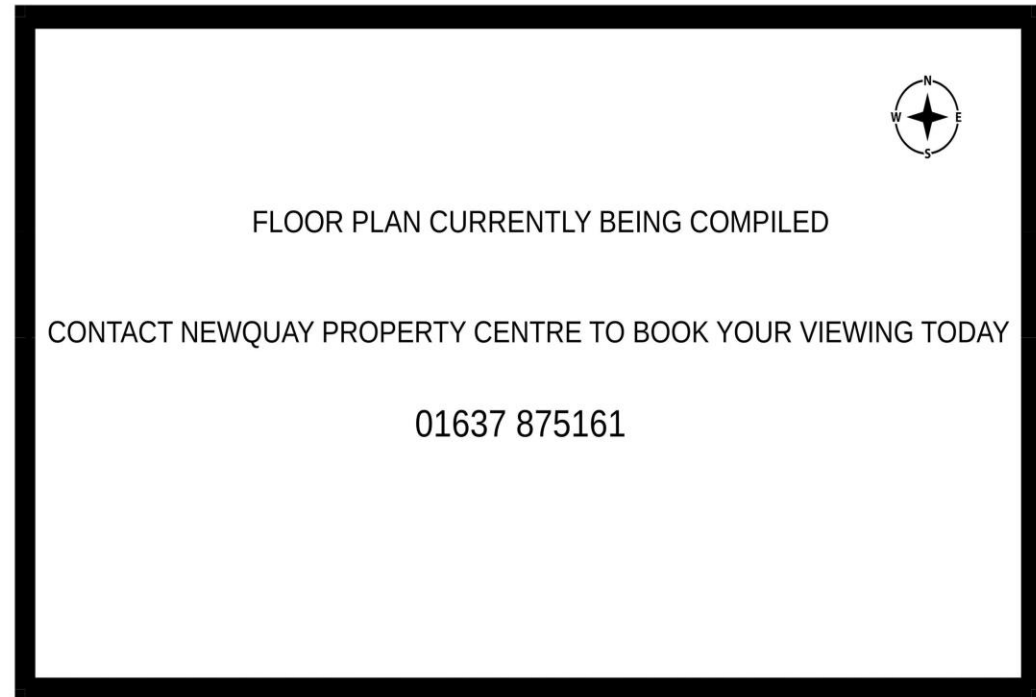


ADDITIONAL INFO

Utilities: To be connected Broadband: To be connected.
For Type and Speed please refer to Openreach website
Mobile phone: Good. For best network coverage please refer to Ofcom checker
Parking: Driveway Heating and hot water: Builders Choice Planning (if applicable):
PA23/08082 Accessibility: Level highway access, plot may require digging out. Mining: Standard searches include a Mining Search.



FLOORPLAN & DIMENSIONS



LIKE TO KNOW MORE?

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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