



6 Norman Way
Ruardean, GL17 9YP
Offers In The Region Of £100,000

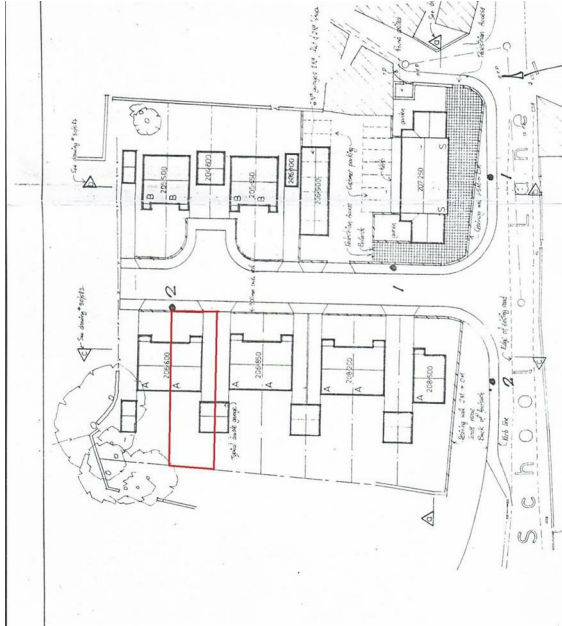
6 Norman Way, Ruardean, GL17 9YP

An opportunity to purchase a residential building plot with permission to build a left side semi-detached house.

A potential buyer may therefore wish to seek an alternative planning permission, negotiate with the neighbour to build the pair of 3-bedroom semi-detached houses, or purchase additional land.

The plot is approximately 8.75m x 24.5m.

Drive-by viewings are permitted neighbour's garden.

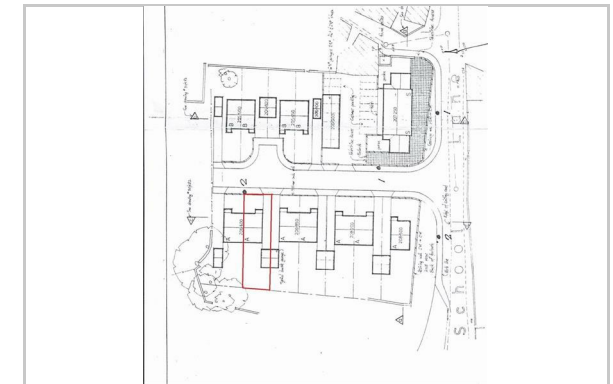


they do currently form part of the

Area Map



Floor Plan



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These details do not constitute any part of any Offer, Contract or Tenancy Agreement.

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Tenanted Property – we are not always able to show the most recent condition of a property due to tenants' privacy and we may choose to show the photographs of the property when it was last vacant to at least allow clients some idea of the internal condition. Therefore, we would of course, urge you to view before making any decisions to purchase or rent the property and before any costs.

Energy Performance Certificates are supplied to us via a third party and we do not accept responsibility for the content within such reports.

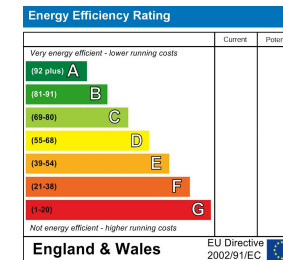
PRC Certificates – Some ex-local authority properties have been repaired in recent years using the PRC Scheme wherein a certificate has been produced by a qualified property engineer. This certificate does not imply the suitability for a mortgage approval and you must satisfy yourself of the work carried out that may meet your lenders criteria.

As with leasehold property or new build development sites, you are likely to be responsible for a contribution to management charges and/or ground rent or a contribution to the development service charge. Please enquire at the time of viewing.

You may also incur fees for items such as leasehold packs and, in addition, you will also need to check the remaining length of any lease before you complete a mortgage application form.

Please ask a member of our team for any help required before committing to purchase a property and incurring expense.

Energy Efficiency Graph



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