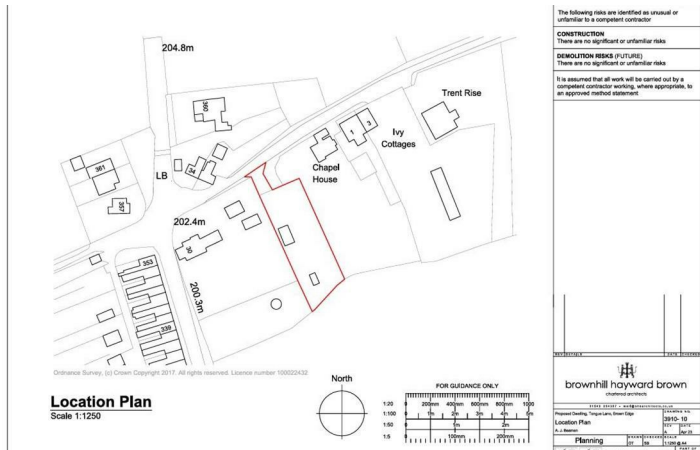
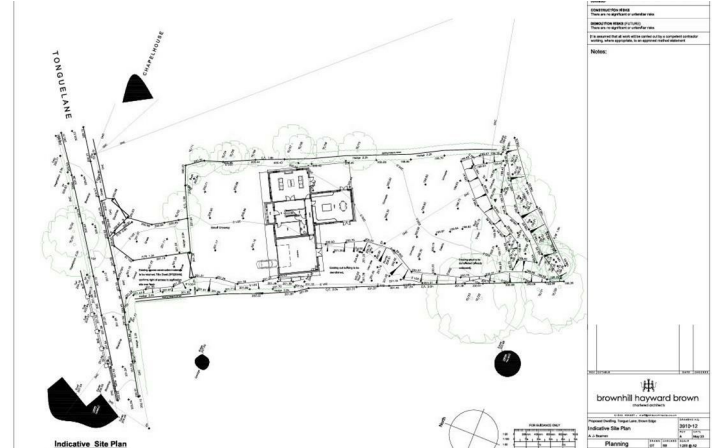


Land off Tongue Lane

Brown Edge, Stoke-On-Trent, ST6 8UH



[Directions](#)



The following risks are identified as crucial or unfamiliar to a competent contractor	
CONSTRUCTION	There are no significant or unfamiliar risks
DEMOLITION RISKS (FUTURE)	There are no significant or unfamiliar risks
It is assumed that all work will be carried out by a competent contractor working, where appropriate, to an approved method statement	
Project Name: Tongue Lane, Derby	Project No: 2015-10
Location Plan	Scale: 1:1250
Planning	Date: 2015-10-15

Project Name: Tongue Lane, Derby	Project No: 2015-10
Indicative Site Plan	Scale: 1:1250
Planning	Date: 2015-10-15

Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 