



Building Plot off Wild Hill

Teversal

Building Plot off Wild Hill,
Teversal,
Nottingham, NG17 3JF



0.23 ac

A building plot situated in a semi rural location between the villages of Tibshelf and Teversal, with outline planning permission for the erection of a dwelling extending to 0.23

Guide Price:

£100,000



Bakewell Office - 01629 812777



bakewell@bagshaws.com

Description:

The sale of the plot offers something rare to the market which extends to 0.23 acres (499 sqm) with an existing dropped curbed entrance off the road. The site is positioned next to a row of bungalows and backs onto farmland. The design and build of the dwelling will be submitted by the purchaser.

Location:

The plot is situated in a semi-rural location between the villages of Tibshelf and Teversal, with good access to the surrounding area. The villages have a basic range of facilities including a primary school, secondary school, village hall and public houses and shops, with a more comprehensive range including high street shops and supermarkets found in the nearby towns. The land is 1.25 miles from Tibshelf and 1.5 miles from Teversal. If commuting, the cities of Sheffield, Derby and Nottingham are within comfortable driving distance and the M1 motorway junctions at 28 and 29 being within 5 miles.

Directions:

From junction 29 take the A6175 towards Holmewood. Follow the road straight over the first roundabout and onto the second. Take the first exit onto B6039 Tibshelf Road and continue on the road into the village of Tibshelf. At the roundabout, take the first exit onto the B6014 Mansfield Road sign posted for Mansfield. Follow the road out of Tibshelf, over the M1 motorway and past a left hand turning for Wharf Lane. The plot will be shortly on the right hand side indicated by our For Sale board.

Services: There are no services connected to the plot.

Planning Permission:

The site has outline planning permission with a reference of V/2022/0897 which can be seen on Ashfield District Council's website.

Fixture and Fittings:

Only the items referred to in the particulars are included within the sale.

Tenure and Possession:

The land is sold freehold with vacant possession upon completion.

Sporting and Timber Rights:

We understand these rights are included as far they exist.

Japanese Knotweed:

There was Japanese Knotweed on the site, the vendors have undertaken treatment.

Viewing:

The land may be viewed at any reasonable time when in possession of a copy of these particulars. Please park carefully on the B6014.

Rights of Way, Wayleaves and Easements:

The property is sold subject to and with the benefit of all rights of way, wayleaves and easements whether or not they are described in these particulars.

Vendors Solicitors:

Fiona Moore, Rotheras, 2 Kayes Walk, Stoney Street, Nottingham, NG1 1PZ

Location Authority:

Ashfield District Council, Council offices, Urban Road, Kirkby-in-Ashfield, Nottingham, NG17 8DA

Method of Sale:

This site is offered for sale by informal tender by Tuesday 4th July 2023 at 5pm. Please contact the Bakewell office for an informal tender form to be submitted.

Money Laundering Regulations 2017:

Due to recent changes in legislation, all buyers must provide relevant documentation in order to provide proof of their identity and place of residence. The documentation collected will not be disclosed to any other party.

Agents Notes:

Bagshaws LLP have made every reasonable effort to ensure these details offer an accurate and fair description of the property but give notice that all measurements, distances and areas referred to are approximate and based on information available at the time of printing. These details are for guidance only and do not constitute part of the contract for sale. Bagshaws LLP and their employees are not authorised to give any warranties or representations in relation to the sale.



Agricultural Business Centre, Bakewell, Derbyshire, DE45 1AH

T : 01629 812777

E : Bakewell@bagshaws.com

www.bagshaws.com

In partnership with Bury and Hilton

Offices in:

Ashbourne	01335 342201
Bakewell	01629 812777
Buxton	01298 27524
Leek	01538 383344
Penkridge	01785 716600
Uttoxeter	01889 562811

