

FOR SALE

White & Co

CHARTERED SURVEYORS

**RESIDENTIAL DEVELOPMENT OPPORTUNITY
EXTENDING TO 0.12 HA (0.30 ACRES)**

**Land off Sandford Street, Chesterton,
Newcastle Under Lyme ST5 7FA**



0114 279 2806

www.whiteandcosurveyors.com

Land off Sandford Street, Chesterton, Newcastle under Lyme ST5 7FA

LOCATION

The property stands within a long established residential area, adjacent to a Salvation Army Hall on the fringe of Chesterton Town Centre. Chesterton provides all local amenities and lies approximately 6 miles north of Newcastle under Lyme, 5 miles north west of Stoke on Trent and 6 miles south east of Alsager.

DESCRIPTION

The property comprises a reasonably level rectangular shaped parcel of land extending to approximately 0.12 Ha (0.30 Acres). The land has historically been used as allotments and has residential redevelopment potential.

TENURE

We understand that the tenure of the property is freehold with vacant possession.

PLANNING

The property stands within an area within the jurisdiction of Newcastle under Lyme District Council, Local Planning Authority.

The property has the benefit of pre-application planning advice indicating that residential redevelopment would be acceptable in principle, subject to planning permission. A copy of the pre-application advice is available on request. Interested parties are advised to make their own enquiries and verifications in respect of any potential redevelopment of the site.

VIEWING

All viewings are strictly by prior arrangement with the sole agent Jason White **0114 279 2806**
jason.white@whiteandcosurveyors.com



Subject to Contract. Please Note: These particulars are prepared for the guidance only of prospective purchasers. They are intended to give a fair overall description of the property, but neither White & Co Property Advisory Limited nor the Vendor accept responsibility for any error they contain however caused and they are not intended to constitute part of an offer or contract. All areas quoted are approximate. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a representation or statement of fact, therefore intending purchasers must satisfy themselves by inspection or otherwise to their correctness. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order, nor that the property complies with current planning or other legislation. Neither White & Co Property Advisory Limited, nor any of their employees has any authority to make or give any further representation or warranty whatsoever in relation to this property. Unless otherwise stated, all prices and rents are quoted exclusive of Value added Tax (VAT). Any intending purchasers or lessees must satisfy themselves independently as to the incidence of VAT in respect of any transaction. Plans are not to scale.