



*Front Elevation*



*Rear Elevation*



*Street View*

**OFFERS IN EXCESS OF £600,000**

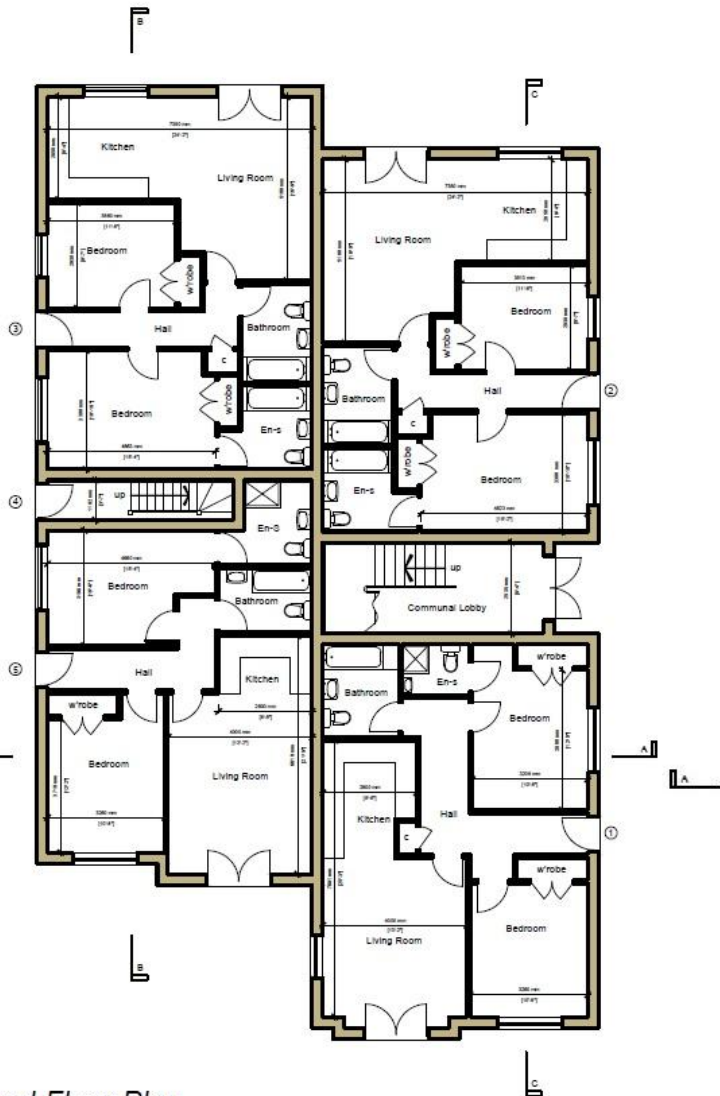
33 CARTER STREET, SANDOWN, PO36 8DQ

**Hose Rhodes Dickson Commercial**

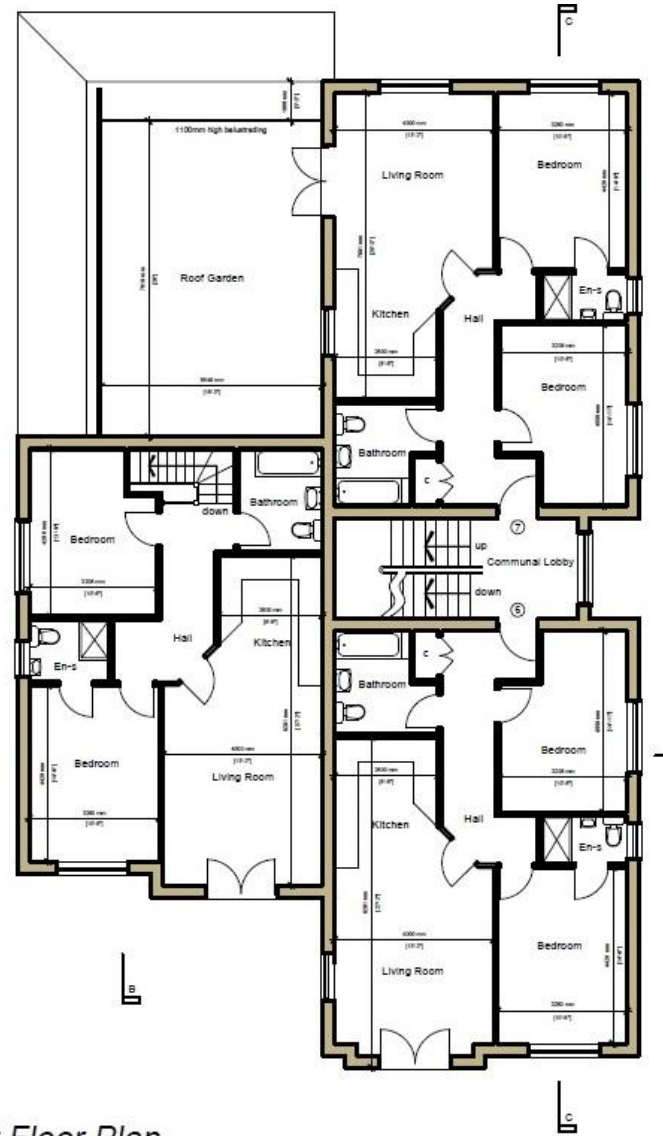
01983 527727

commercial@hrdiw.co.uk

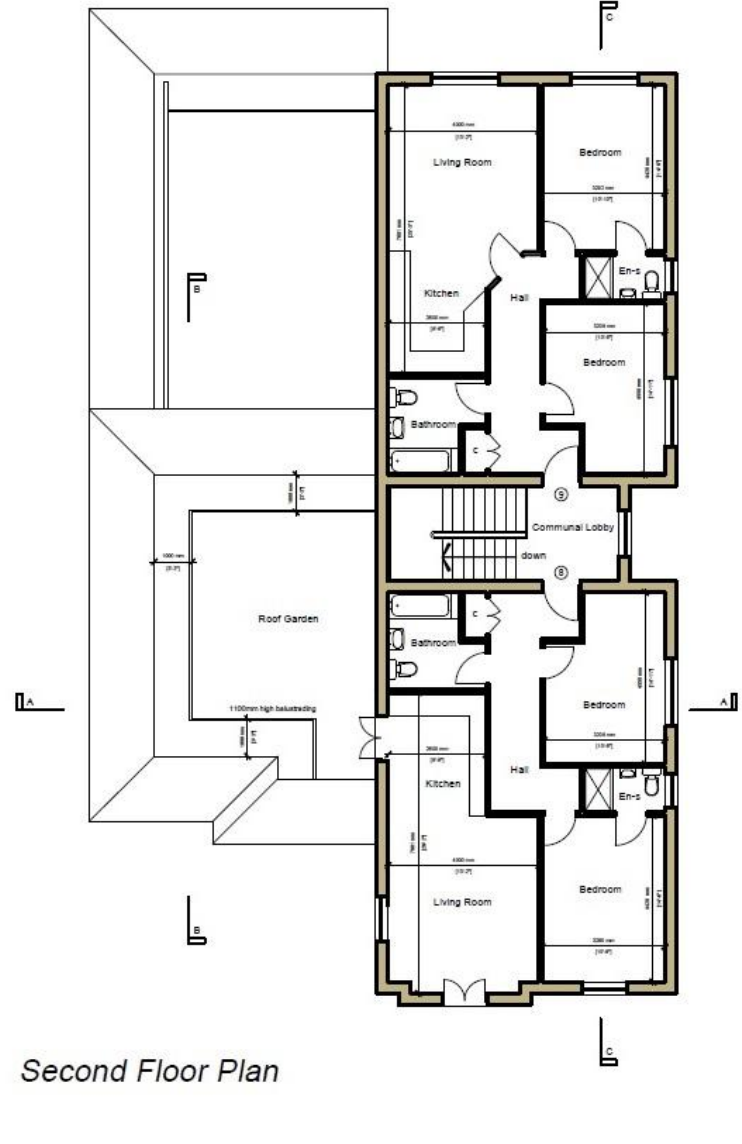
Hose  
Rhodes  
Dickson



Ground Floor Plan



First Floor Plan



Second Floor Plan

An opportunity to purchase a building plot with planning permission for 9 apartments.

## LOCATION

Situated in Carter Street, Sandown this development opportunity is in a prime residential location within a short walking distance of the town centre and esplanade and beautiful sandy beaches.

The town of Sandown is a popular seaside resort which is famed for its long stretches of golden sandy beach and the traditional British seafront and pier. Sandown also has a great selection of attractions, including a Zoo housed in an old fort and a purpose-built interactive Dinosaur Museum. It also offers other amenities such as dental surgeries, health centres, boutique stores and leisure facilities.

Sandown is within a short drive to other popular towns of the Island, with Shanklin being approximately 4 miles, Ryde approximately 7 miles and Newport approximately 9 miles away.

Sandown Train Station is also within a short walk with the Island Line Train that connects through to Brading and Ryde Pier Head which offers transport links to Portsmouth.

## DESCRIPTION

Offered for sale is a cleared plot with the benefit of planning permission. Once built out the property will offer:

Ground Floor:

Each ground floor apartment benefits from having its own private access.

4 x 2 bedroom apartments consisting of

Open plan kitchen / living area

Bathroom

En-suite

First Floor

3 x 2 bedroom apartments consisting of

Open plan kitchen / living area

Bathroom

En-suite

One first floor apartment benefits from a sizeable roof garden accessed by patio doors and another will have its own private entrance.

Second Floor

2 x 2 bedroom apartments consisting of

Open plan kitchen / living area

Bathroom

En-suite

One apartment will benefit from a sizeable roof garden accessed by patio doors.

Each flat will benefit from an allocated parking space. The site also benefits from 1 x visitor's space.

## SERVICES

There is mains electric, gas, water and drainage in the vicinity. Enquiries for connections to services should be made to the relevant authorities and service providers.

## VIEWINGS

All viewings to be arranged via HRD Commercial. Please contact 01983 527727.

## TERMS

Our client is asking for Offers in Excess of £600,000 for this freehold opportunity.

## PLANNING PERMISSION

Planning permission was granted in March 2020, planning reference number 19/01665/FUL.

The vendor has advised that planning conditions will be approved by the IW Planning Department making this a potential turnkey development site.

**OFFERS IN EXCESS OF £600,000**

33 CARTER STREET, SANDOWN, PO36 8DQ

01983 527727 or email [commercial@hrdiw.co.uk](mailto:commercial@hrdiw.co.uk)



**Misrepresentation Act 1967**

Hose Rhodes Dickson and any joint agents, for themselves and for the vendors or lessors of this property whose agents they are, give notice that, 1) these particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract, 2) all dimensions and areas are approximate and all descriptions, reference to condition and necessary permissions for use and occupation, and other details, are given without responsibility and any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them, 3) no person in the employment of Hose Rhodes Dickson or their joint agents has any authority to make or give any representation or warranty whatever in relation to this property. Unless otherwise stated all rents and prices are quoted exclusive of VAT.

To arrange a viewing call

01983 527727 or email [commercial@hrdiw.co.uk](mailto:commercial@hrdiw.co.uk)

Newport 521144 | Ventnor 855525 | Bembridge 875000 | Ryde 565658 | Cowes 294714 | Shanklin 866000

[www.hrdiw.co.uk](http://www.hrdiw.co.uk)  
Friendly service and local knowledge

