



pearson
ferrier®



LAND 56 STAKEHILL LANE
Manchester, M24 2RU
£1,500,000

56 STAKEHILL LANE

Property at a glance

- LAND WITH PLANNING GRANTED
- 7 EXECUTIVE DETACHED HOMES (ALL HAVE DOUBLE GARAGES & 5 BEDROOMS)
- ALL PROPOSED PROPERTIES HAVE COUNTRYSIDE VIEWS
- RURAL LOCATION WITH EXCELLENT ACCESS TO MOTORWAY LINKS
- PLANNING REF 22/00371/OUT WITH ROCHDALE COUNCIL
- SLATTOCKS VILLAGE JUST OUTSIDE MIDDLETON CENTRE

A unique gated development opportunity in Slattocks village, a rural location with excellent access to motorway links and Middleton centre. The land was formerly a pub car park and has planning granted for 7 executive detached homes, all with five bedrooms and a countryside outlook. The land is approx. 0.8 acres and planning details can be found on Rochdale Council planning portal under ref 22/00371/OUT. Once built the houses would be on a small gated development and be ideal for families with the great commuting links, local countryside walks and access to Middleton centre. Each proposed property is set over three floors and has five bedrooms (master with en suite and dressing room), a bathroom, a shower room, lounge, open plan living/kitchen area, utility room and DWC. Externally each property has a garden area with rural outlook, a driveway and a detached double garage. This is a great opportunity for a builder or developer to create an outstanding new build site.





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