

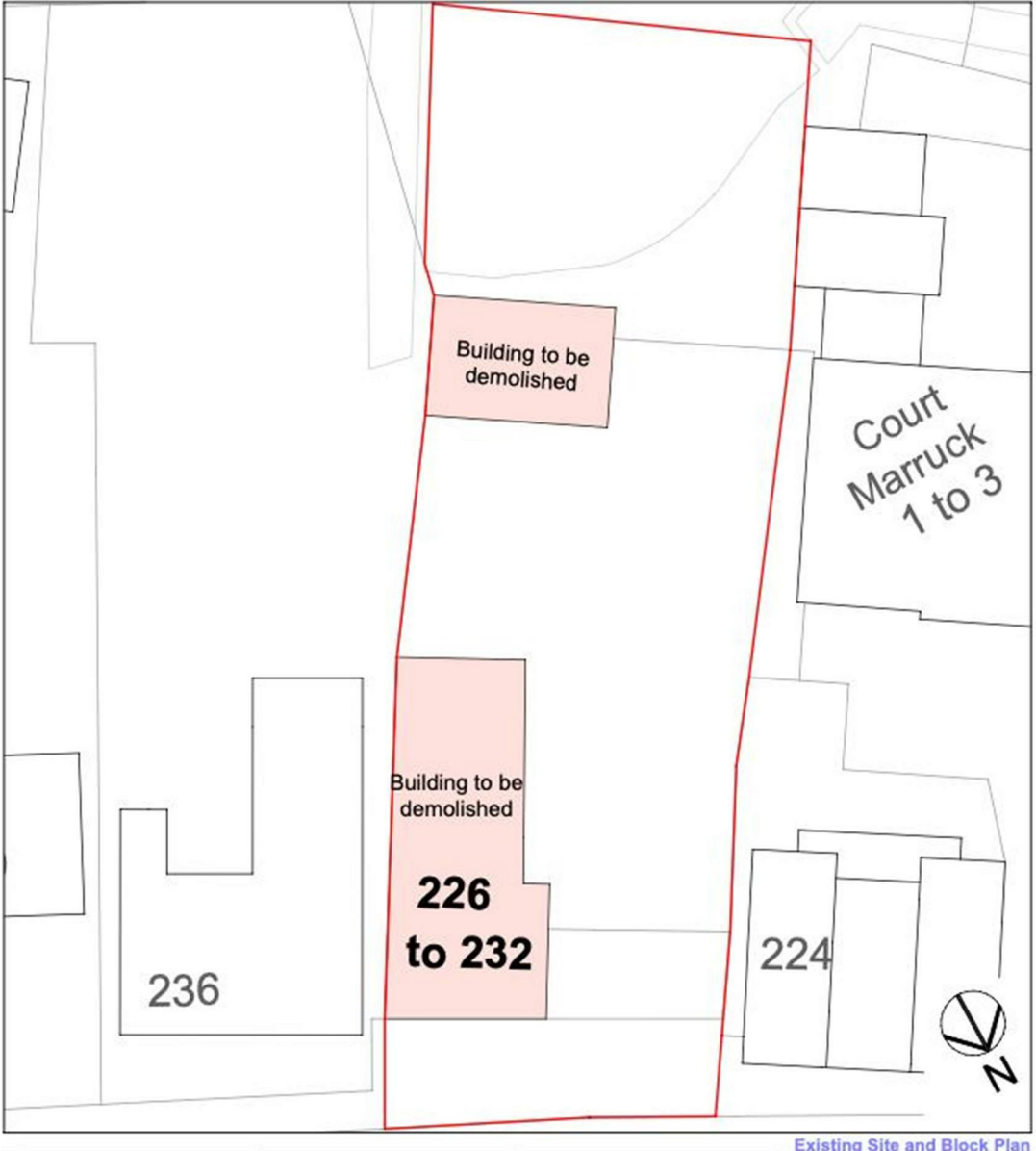
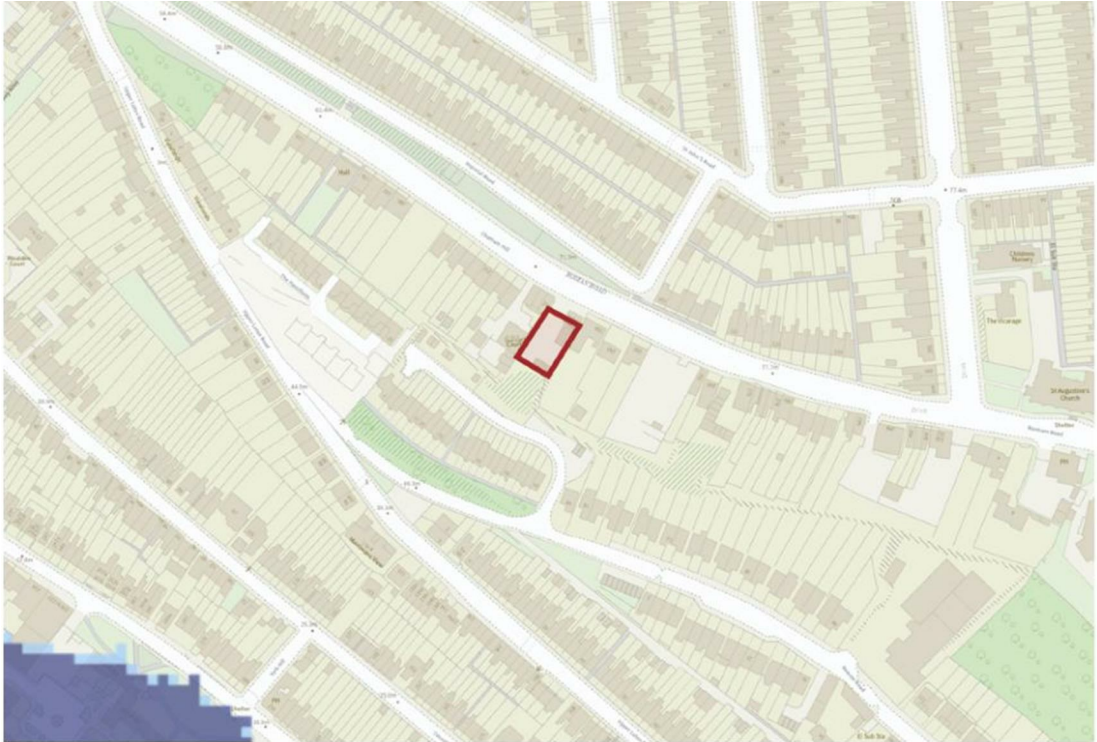


Land at 226 - 232, Chatham Hill Chatham, ME5 7BA

£500,000

Exciting Commercial Premises with Residential Development Potential, Subject to all necessary Consents.

- Site development potential STPP
- Approx 0.19 acre lot
- Freehold
- Previous Planning Application for 10 Units



Existing Site and Block Plan

DESCRIPTION

A freehold site situated in an established residential area comprising an in-fill between two residential properties. The premises have, for many years, operated as a car sales business with a detached office building located at the front.

It is considered the site may be suitable for residential re-development, subject to all necessary consents being obtainable.

PREVIOUS PLANNING APPLICATION

Vendor went into planning for approx 10 apartments last year but withdrew as doesn't have the time to go through the process, but has great potential for housing or apartments.

MC/23/1697 | Outline planning application with all detailed matters reserved for the construction of flats (less than 10 units) - demolition of existing buildings | 226 - 232 Chatham Hill Luton Chatham Medway ME5 7BA

Interested applicants are advised to make their own enquiries with the Local Planning Authority, Medway Council. Tel: 01634 331700. Website: medway.gov.uk.

SERVICES:

All intending purchasers are strongly advised to make their own enquiries with the relevant statutory undertakers to ensure availability and adequacy of any services.

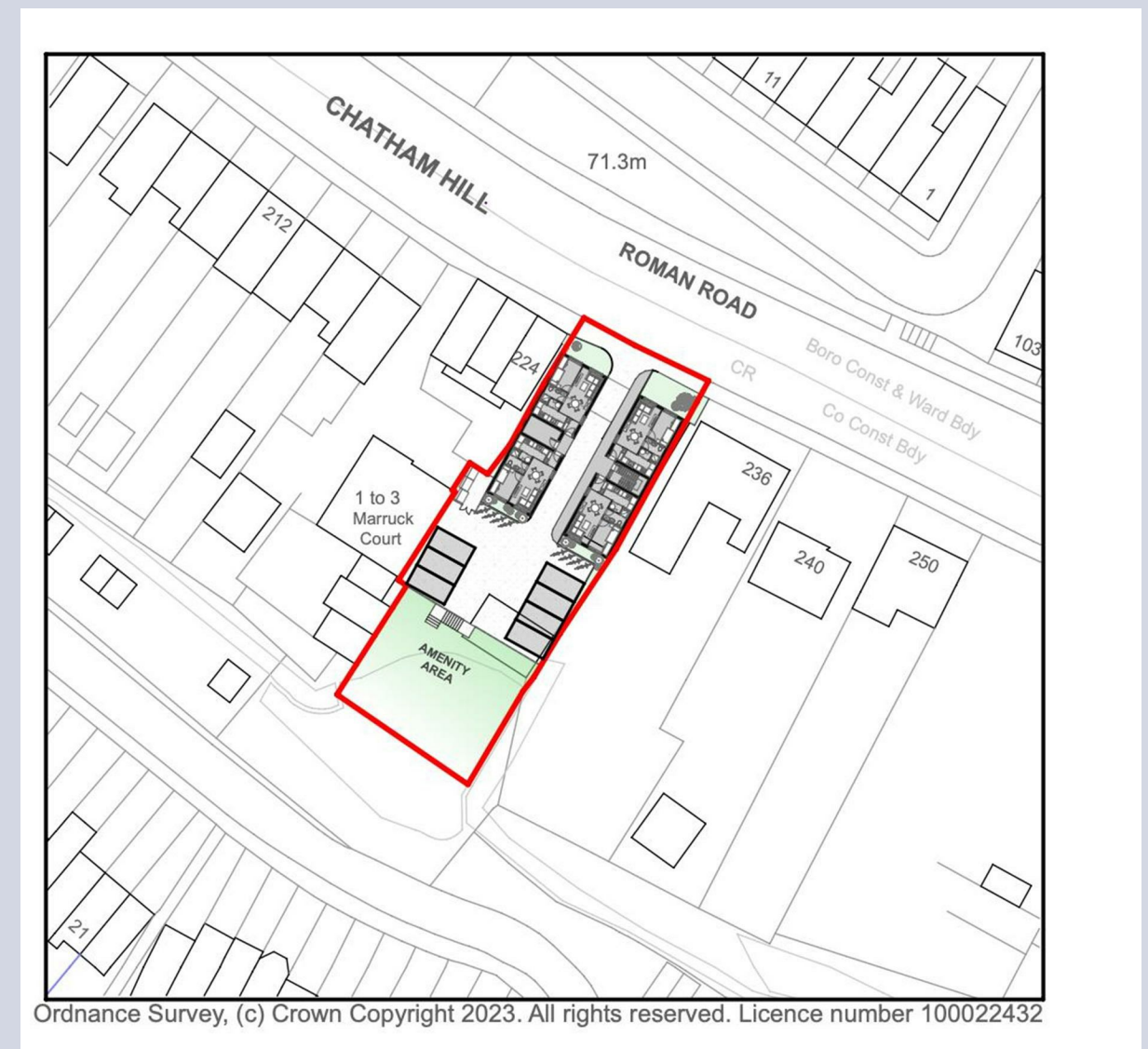
CURRENT TENANCY:

The site currently has a used car sales business. Vendor has informed us that there is 18 months remaining on the lease. Further details on this can be released to serious buyers.

LOCATION

Chatham offers a diverse range of property ranging from the affordable to the prestigious. There's a comprehensive range of shops and amenities in and around the sizable and busy town centre. One of Chatham's standout features is the travel links which this fabulous home takes full advantage of. This includes a mainline railway station approximately one mile away with high speed connections getting you to London in around 45 minutes. There is also a bus station within walking distance as well as easy access to M2, M20 and M25 motorway networks.

PREVIOUS APPLICATION SITE PLAN



PROPOSED FLOOR PLANS FROM PREVIOUS APPLICATION



Tenure: Freehold

METHOD OF SALE:

The freehold site is offered to the market with Unconditional or Subject to Planning Offers Invited

All offers must include:

Offers are invited by way of an informal tender on an unconditional or conditional basis. All offers must be submitted in writing to Hunters Land & New Homes.

Please could all bids be accompanied with any conditions you wish to add to your offer along with proof of funding for all offers, and a proposed scheme for subject to planning offers.

The vendor is not under any obligation to accept the highest or indeed any offer.

Agent Details:

Jake.Sauvage@hunters.com
0330 120 0750

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