



At Fiddlers Hamlet, Epping, CM16

BUTLER  STAG



A strategic land opportunity of 0.65 acres in Fiddlers Hamlet, Epping. The site has no residential planning history and sits within the greenbelt but may have medium/long term development prospects.



Freehold

POA

LOCATION:

The site is accessed off of Stewards Green Road, CM16 which runs directly into Epping. Epping Station is just 1.2 miles away, and the M25 & M11 are both within a short commute.

DESCRIPTION:

The plot measures 0.65 acres/ 0.26 hectares. This unique opportunity is set in a highly sought-after location within a short distance of areas such as Epping and Theydon Bois coming back towards London.

PLANNING:

The site has no residential planning history but given recent activity in the area we feel there is a positive chance of residential development gain.

FURTHER INFORMATION:

There are tree preservation orders in place on the site.

TERMS OF OFFER:

Offers are sought from parties unconditionally.



IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

Prepared on behalf of Butler & Stag
Land and New Homes

If you have any further questions
please don't hesitate to contact us on
the details below

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