

FOR SALE - RESIDENTIAL DEVELOPMENT OPPORTUNITY
HEDDON MILL FARM | HEDDON ON THE WALL | NORTHUMBERLAND | NE15 0JR





Summary

- Desired Location
- OIRO £800,000
- Freehold Land
- Site Area: 1.688 hectares (4.17 acres)
- Subject to Contract

Description

The site comprises land and buildings which consists of two former barns amongst other farm type buildings. The buildings are of brick construction with corrugated iron roofs.

Site Area

The site is irregular in shape and extends to approximately 1.688 hectares (4.17 acres).

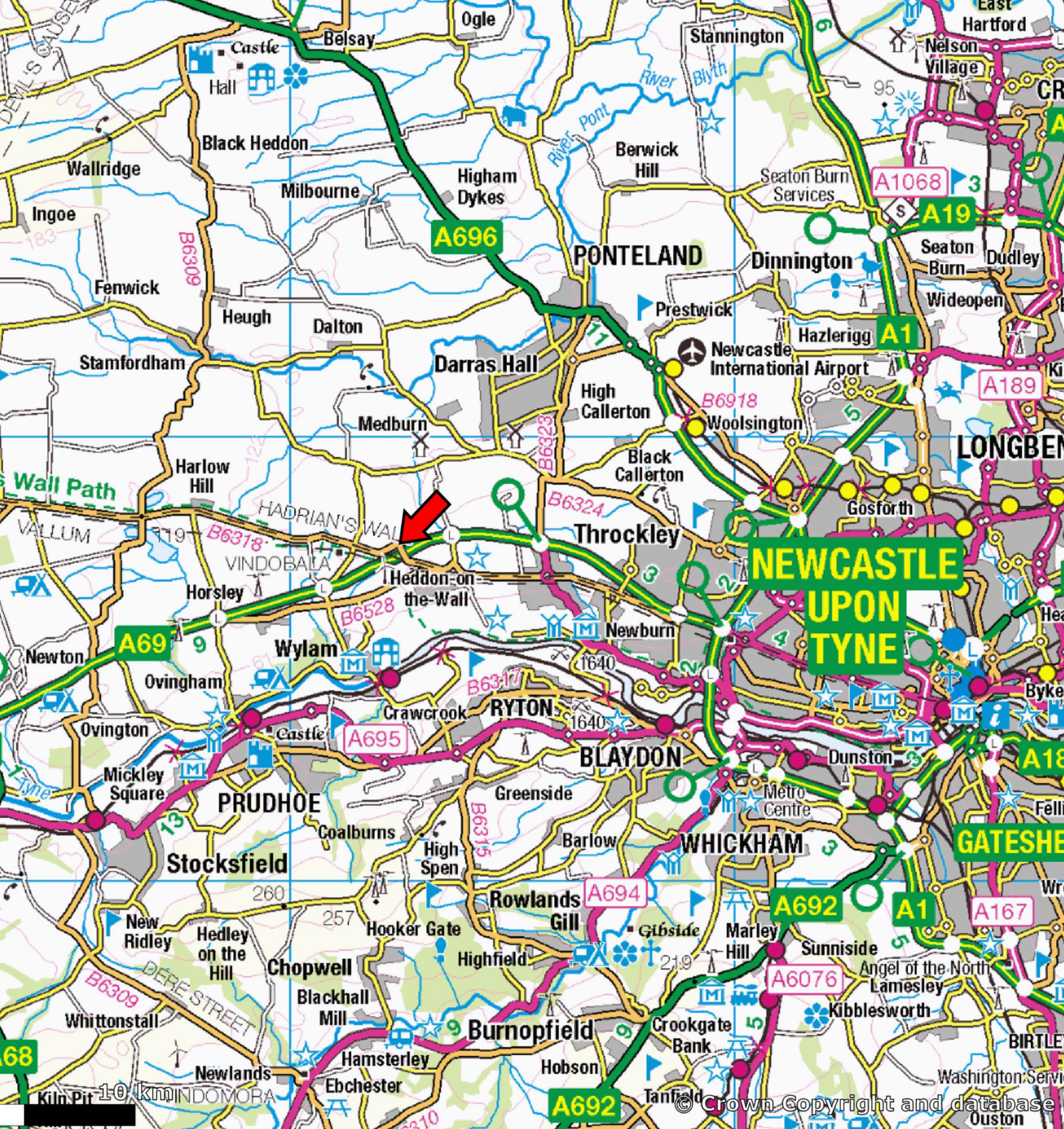
Planning

In January 2020, the subject site was granted outline planning permission including access with all other matters reserved for the redevelopment of previously developed land for the construction of up to 6 no. Dwellings. However, this has now lapsed.

A copy of the planning permissions (Decision Number: 19/04245/OUT) can be made available upon request.

Services

We understand that all mains services are available on the site, however, interested parties are invited to determine the exact position of the services and arrange any modification or connection at the site with the relevant service providers.



Location

Heddon on the Wall is a small village located in Northumberland and situated on the iconic Hadrian's Wall. The village is located approximately 9 miles west of Newcastle upon Tyne and 13 miles east of Hexham. Heddon on the Wall benefits from excellent transport links lying immediately adjacent to the A69 which is the regions main road network linking Carlisle in the west to Newcastle upon Tyne in the east.

The subject site was previously occupied by Clark Oils and is located approximately 1 mile north west of the village. The site is accessed via a short section of highway from the B6318 (Military Road). At present the site has two vehicle access points to the south and west.

Asking Price

Offers are invited in the region of £800,000 for the benefit of our clients' freehold interest, subject to contract.

Tenure

The site is to be owned by a freehold interest.

Money Laundering

In accordance with Anti-Money Laundering Regulations, two forms of identification and confirmation of the source of funding will be required from the successful purchaser

VAT

All prices quoted are deemed to be exclusive of VAT unless stated otherwise.

Legal Costs

Legal Costs

Each party to bear their own legal fees incurred in connection with the transaction.

Further Information

**VIEWINGS STRICTLY BY APPOINTMENT ONLY WITH THE AGENT
FOR FURTHER INFORMATION PLEASE CONTACT:**



Kevin McGorie
07901 710 671
kevin.mcgorie@sw.co.uk

**Sanderson
Weatherall**

Sanderson Weatherall LLP

Central Square South, Orchard Street,
Newcastle upon Tyne NE1 3AZ

James Fletcher
07894 411 871
james.fletcher@sw.co.uk

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