

Oxford Street  
Wellingborough  
NN8 4HY

£255,000



OSCAR JAMES

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# FLOOR PLANS



## AT A GLANCE...



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# WHAT'S GREAT?

A compact development site with potential to erect a new apartment block for approximately nine flats within this historic location on the edge of Wellingborough town centre.

At present, the site does not have planning permission, but if you study the Wellingborough planning portal, you will see the history of this site, including planning permission which was granted in 2017 for 13 apartments. This planning has since lapsed.

This site has been priced to sell and the successful purchaser will see a significant uplift in the value of this land once the relevant planning permission has been obtained.

## Services:-

We are told that all services/utilities are available on site, but this should be checked by any prospective purchaser before a financial commitment is made.

## Measurements:-

We have measured the approximate size of the development, which is 35.00m in depth by 16.70m in width.

## Access:-

Access to the development is through the iron gates in the centre of this terrace, to the right of number 11. Number 9-10 enjoys full vehicular right of access along this trackway.

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# SELLER'S SECRET

OSCAR JAMES

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To buy or not to buy....

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Why we like it....