



SELF-BUILD OPPORTUNITY

Village Street, Thruxton, Andover, Hampshire, SP11 8LZ



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Village Street, Thruxton, Andover,
Hampshire SP11 8LZ

An exciting opportunity to purchase a site with planning consent to build a detached, 3-bedroom house with separate garage.

Planning permission

3 Bedrooms

Kitchen/dining room | Living room and Study
Utility room | WC

3 bathrooms.

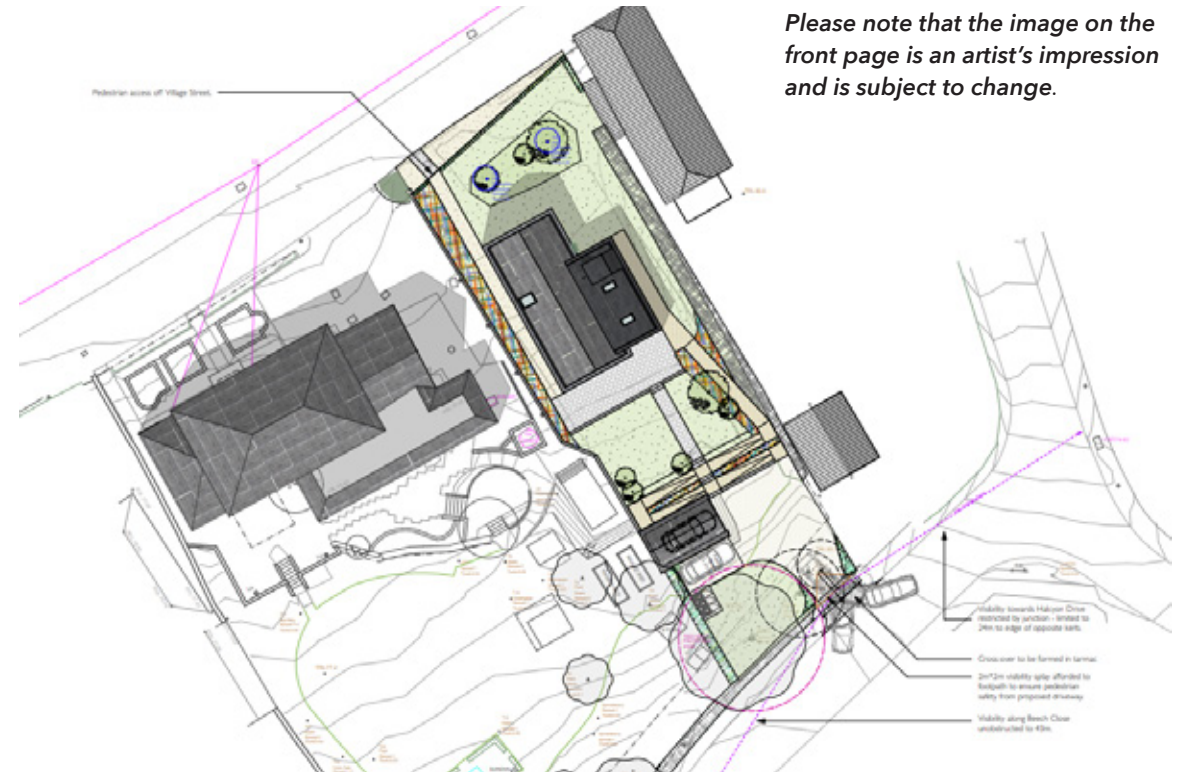
3 bathrooms

Garage

In all about 2210 square foot

Andover 4.3 miles | Salisbury 18 miles

London Waterloo from Andover - 1 hour, 10 minutes
(Mileages and times approximate)



THE PROPERTY

Planning permission has been granted to build a 3-bedroom detached home, totalling just over 2,000 square foot with a separate garage. The house will feature an open plan kitchen and dining room, living room, study and utility room on the ground floor. On the first floor will be three double bedrooms all of which will have en suite bathrooms. There will also be a balcony which serves two of the bedrooms. The house will sit centrally within the plot, which will be a good garden space. Once built, the house will make for a superb family home. The planning reference is 23/02678/FULLN (www.testvalley.gov.uk).

Please note that the image on the front page is an artist's impression and is subject to change.

SITUATION

The site is located in the middle of Thruxton, a popular Test Valley village within easy reach of Andover. Thruxton is an ancient settlement with activity since Roman times and earlier and has an active social community. The land for sale is part of the former coaching Inn "The George" on the old road from London now by-passed by the A303. The village has a village hall, public house and nearby Andover has an excellent range of shopping and leisure amenities on offer. Thruxton is surrounded by rolling countryside with numerous good walks nearby. Communications are excellent with the A303 providing access to the M3 and the West Country, as well as connections via the A34 North to Oxford/The Midlands, and A34 South to the M3 and South coast.



SALES & LETTINGS

PLANNING & DEVELOPMENT

RURAL CONSULTANCY

ARCHITECTURE & DESIGN

GENERAL REMARKS

Services

It will be possible to connect to mains water, electricity, and mains drainage.

Broadband availability

Superfast Broadband available (Ofcom)

Mobile/Internet Coverage

Good according to Ofcom

Tenure

Freehold with vacant possession.

Local Authority

Test Valley Borough Council

Directions SP11 8LZ

From the A303 take the exit signposted to Thrupton village. Turn left at the t-junction, proceed under the A303 and into Thrupton on Village Street. The site will be found soon after entering the village on the left.

Parking and Access

The property will have its own driveway off Beech Close to the rear plus pedestrian access to the front off Village Street.

Local Planning

Planning reference 23/02678/FULLN (www.testvalley.gov.uk)



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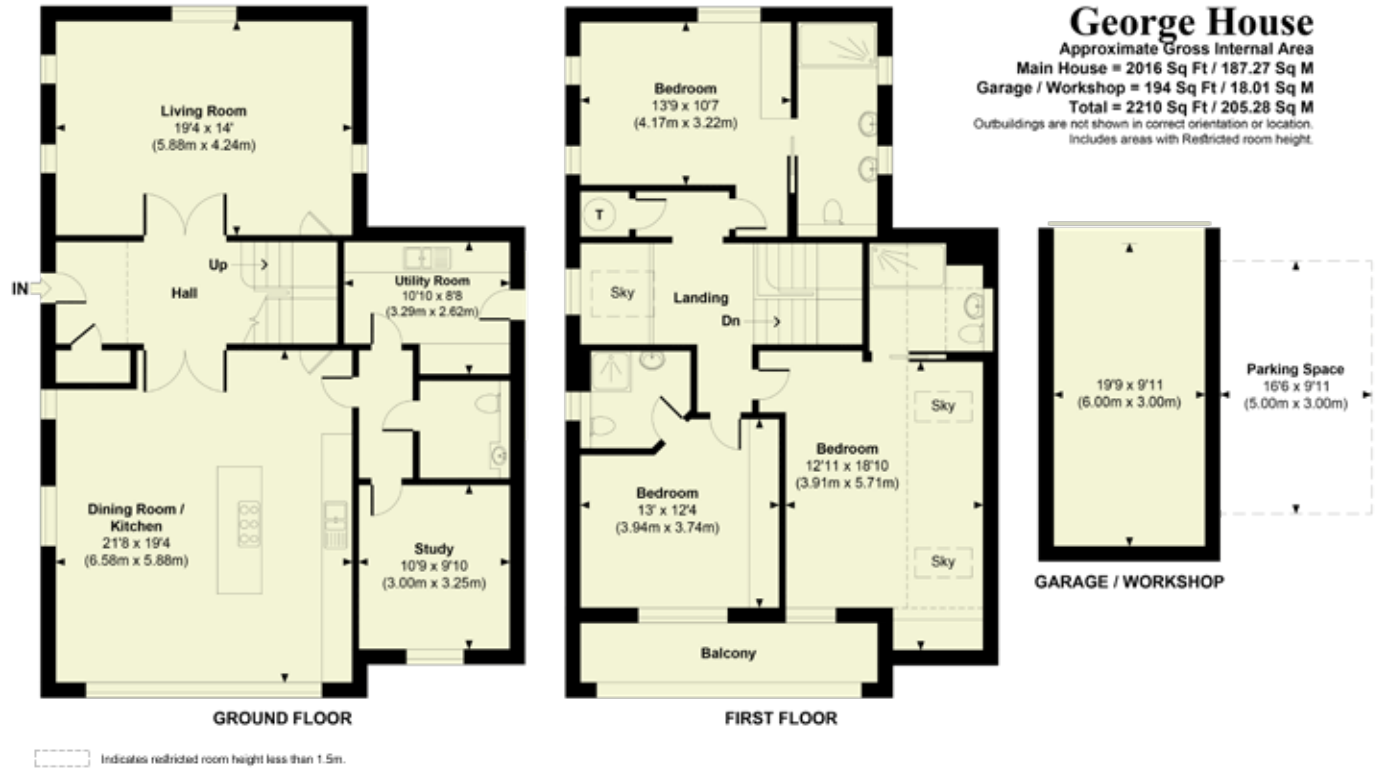
Viewings

By appointment with BCM Wilson Hill Winchester
Tom Woods, BCM Wilson Hill

t: 01962 763905

e: twoods@bcmwilsonhill.co.uk

NB: These particulars are as at September 2024.



IMPORTANT NOTICE

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Winchester

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