



**Land Lying To The North West Side Of Valley View Close, Bath, BA1 6TP**



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**Land Lying To The North West Side Of Valley View Close, Bath**

Development opportunity for a unique single residential dwelling (with planning) in Larkhall, Bath.



## The Site –

The building plot sits in 0.08 acres and planning consent has been obtained for a detached dwelling occupying the corner plot at the Land lying to the North West side of Valley View Close, Larkhall. The site is located within a predominantly residential area.

## Planning

The site has an granted on appeal dated 7th February 2023. The application determination from Bath and North East, Somerset Ref 22/01538/FUL, dated 19 April 2022 - The development is an erection of one single storey stepped bungalow partially buried into side of hill.

## Viewings

Viewings are strictly by appointment however the site can also be viewed from the roadside.

## Town & Country Planning

Bath and North East Somerset City Council reference 22/01538/FUL

## Services & Tenure

We have not undertaken any specific enquiries of the relevant service companies. It is understood that all mains services are within the vicinity. We are not aware of any diversion works required for any mains utilities.

## Method of Sales

The land is offered for sale by private treaty, offers should be submitted covering any conditions that the offer is subject to, so as to ensure that all information required is received.

## Important Notes

Any CIL liability or S106 to be paid by the purchaser

## Local Authority

Bath and North East Somerset

**For Further Information Contact:** Mark Bury Our Area Land Manager, on 07902113679 or email [mark.bury@sequencehomes.co.uk](mailto:mark.bury@sequencehomes.co.uk)



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## Land Lying To The North West Side Of Valley View Close, Bath

- The building plot sits in 0.08 acres
- Planning consent has been obtained for a detached dwelling

Tenure: Freehold EPC Rating: Exempt

guide price

**£130,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
LAR105196 - 0007

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