

Potential Residential Development Site
St. Johns Chapel



DESCRIPTION

An opportunity to purchase a potential development site situated just off Hood Street in St. John's Chapel. The site extends to approximately 1.01Ha (2.50 acres).

LOCATION

St John's Chapel is a village situated on the A689 in Upper Weardale. Local amenities include a primary school, Co-Op store, café, public house and town hall.

The site is situated just off Hood Street (the main route through the village) and lies at the end of Longdale Grove an established residential area.

WHAT3WORDS

<https://what3words.com>

The world is divided into 3 metre squares and each square is given a unique combination of three words.

[///clauses.scatters.gurgling](https://clauses.scatters.gurgling)

ACCESS

The site has access from Longdale Grove over the land undergoing development included in title DU395561. For further information please contact the selling agent.

PLANNING

Application reference: 3/2003/2003

Proposed development: Outline application for residential development with all matters reserved.

Decision: Approved

Decision Date: 31 October 2003.

The entrance to the site is being developed under approved application DM/15/00486 (4 Detached Dwellings).

SERVICES

No services are connected. Mains water, mains electricity, and mains drainage are located nearby.

TENURE

The land is freehold, and the title is registered under title DU271477. Vacant possession is available on completion.

EASEMENTS, WAYLEAVES & RIGHTS OF WAY

The land is sold subject to and with the benefit of all rights of way, drainage, water courses, light and other easements, quasi or reputed easements and rights of adjoining landowners (if any) affecting the same and all matters registerable by any competent authority pursuant subject to statute.

The vendor is not aware of any public rights of way or private rights of way over the land. The land is crossed by a drain.

The site has access from Longdale Grove over the land undergoing development included in title DU395561.

MINERAL RIGHTS

The mines and minerals together with the ancillary powers of working are excepted.

METHOD OF SALE

The land is offered for sale by private treaty. All interested parties are advised to register their interest so they can be advised on how the sale will be concluded. We reserve the right to proceed to final offers.

The vendor may consider a sale by means of conditional contract or option arrangement – please contact the selling agent to discuss.

PRICE

£300,000

COSTS

Each party is to bear their own costs.

VIEWING

Viewings are by appointment with the selling Agent T: 01833 638094 opt 1.

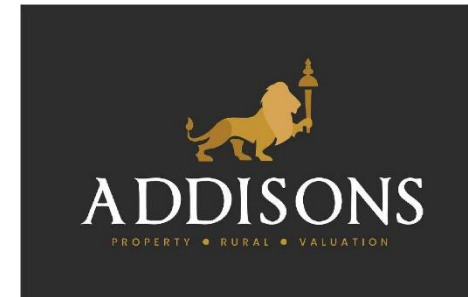
LOCAL AUTHORITY

Durham County Council, County Hall, Aykley Heads, Durham DH1 5UL.
Telephone 0300 026 0000

BROCHURE

Photographs taken March 2025.
Brochure prepared March 2025.

Plan



Addisons Chartered Surveyors gives notice that: These particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility, and any intending purchasers, lessees or third parties should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of Addisons Chartered Surveyors has any authority to make any representation or warranty whatever in relation to the property. Purchase prices, rents or other prices quoted are correct at the date of publication and, unless otherwise stated, exclusive of VAT. Intending purchasers and lessees must satisfy themselves independently as to the incidence of VAT in respect of any transaction relating to this property.

T: 01833 638094

ADDISONS-SURVEYORS.CO.UK