

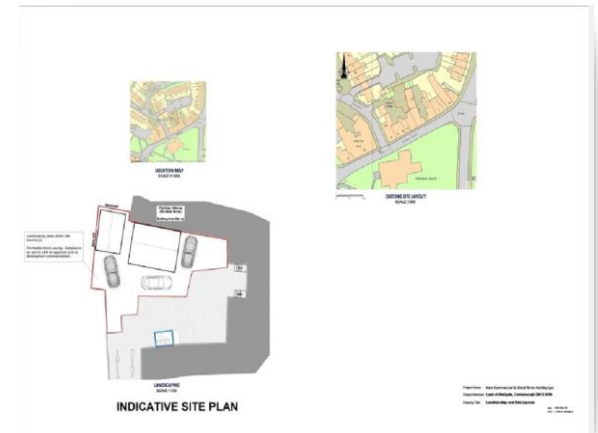
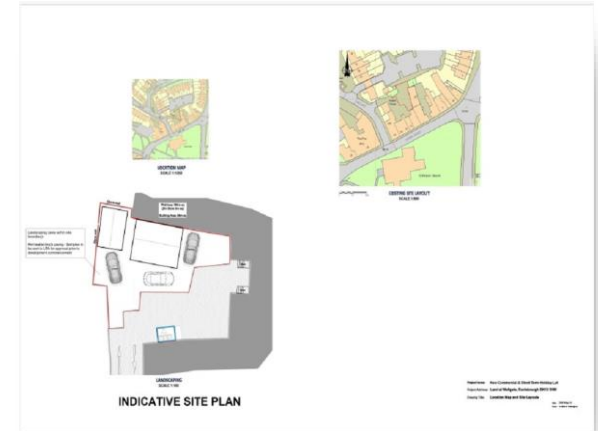


Wellgate, Conisbrough Doncaster DN12 3HN

welcome to

Wellgate, Conisbrough Doncaster

Development Plot with 4 Planning Perms - Rare freehold land (169m²) with full & outline permissions incl. mixed-use, residential, retail & light commercial. Parking + services on-site. Prime location within close proximity for schools, shops & transport links. Ref: 24/00012/REF & others.



ELEVATIONS



GROUND FLOOR PLAN



Project Name: Light Industrial Structure
Project Address: Land at Welfgate, Conisburgh DN12 3HW
Drawing Title: Elevations

Scale: 1:50
Date: 14/05/20

Land
Description
Agents Note

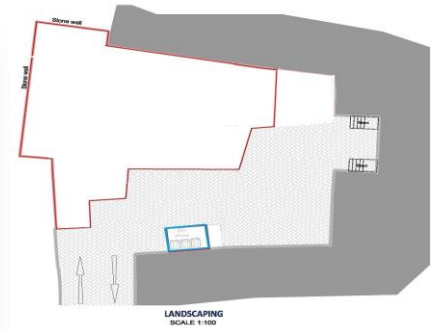
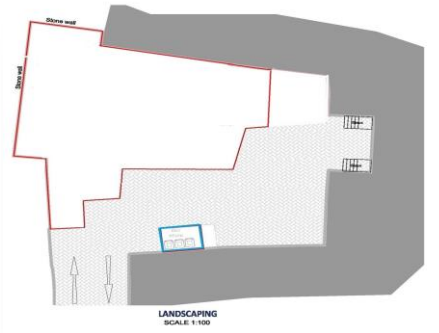
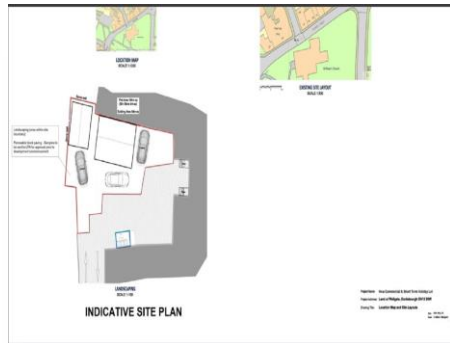
welcome to

Wellgate, Conisbrough Doncaster

- Plot of land for sale
- 4 separate planning permissions
- Freehold plot - approximately 169m²,
- On-site utilities: Water, electricity, foul drainage
- On-plot parking provided, with additional use of the adjacent courtyard for parking or other approved purpose

Tenure: Freehold EPC Rating: Exempt
Council Tax Band: Deleted

£80,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/MXB118915



Property Ref:
MXB118915 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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