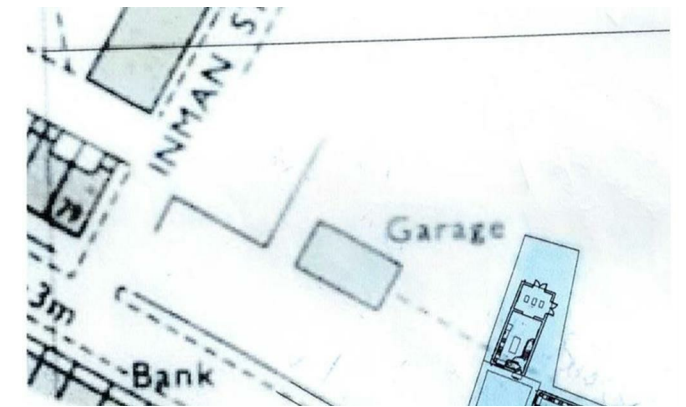
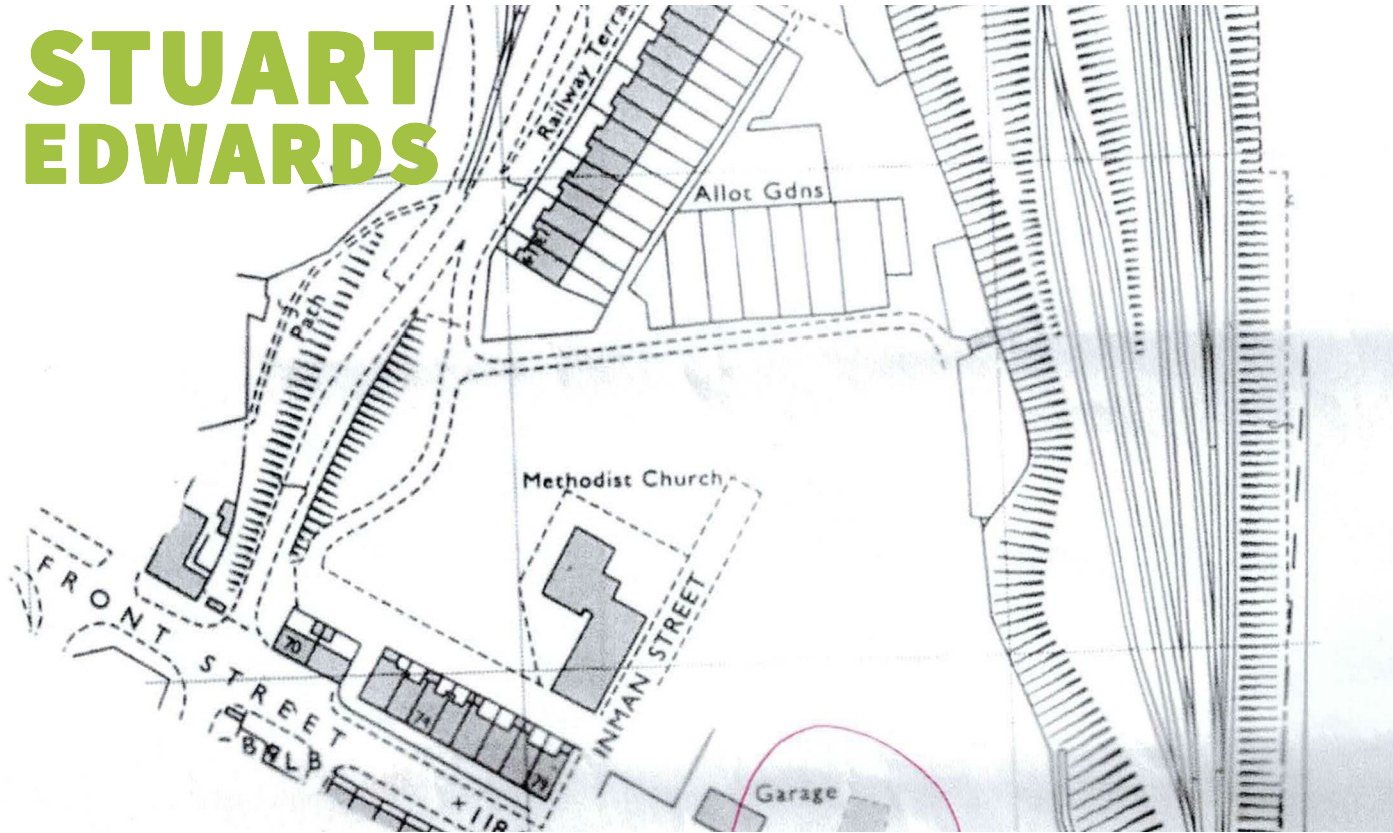


# STUART EDWARDS



## Front Street

South Hetton, Durham DH6 2TH

- DEVELOPMENT OPPORTUNITY
- RESIDENTIAL BUILDING PLOT FOR 3 PROPERTIES
- FREEHOLD

Offers In The Region Of £100,000

**Council Tax Band: Exempt**

**EPC Rating:**

### Full Description

A rare opportunity to acquire a building plot for 3 residential properties subject to planning permission.

We are informed that this area has been designated for residential development by the local authority in the past.

TITLE NUMBER DU190442 and DU190443

Inspection is strongly recommended.

### Freehold

We have been informed that the land is Freehold. Interested purchasers should seek clarification of this from their Solicitors.

### Important Info

Please note that all sizes have been measured with an electronic measure tape and are approximations only. Under the terms of the Misdescription Act we are obliged to point out that none of these services have been tested by ourselves. We cannot vouch that any of the installations described in these particulars are in perfect working order. We present the details of this property in good faith and they were accurate at the time of which we inspected the property. Stuart Edwards for themselves and for the vendors or lessors of this property whose agents they are, give notice, that: (1) the particulars are produced in good faith, are set out as a general guide only, and do not constitute any part of a contract; (2) no person in the employment of Stuart Edwards has the authority to make or give any representation or warranty in relation to this property.

### Property Viewing

Contact Stuart Edwards Estate Agents for an appointment to view.

### Property Portals

We are proud to be affiliated with the UK's leading property portals.

Our properties are displayed on Rightmove.co.uk, Zoopla.co.uk & OnTheMarket.com.

### Thanks

Thank you for accessing these details. Should there be anything further we can assist with, please contact our office.

Please note Stuart Edwards Estate Agents is the trading name for Bluepace Durham Ltd.

1 & 2 Blue Coat Buildings, Claypath,  
Durham, County Durham, DH1 1RF

0191 3848440  
enquiries@stuartedwards.com  
www.stuartedwards.com

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.