



1-4 Castle Keep, Bookwell, Egremont, CA22 2FP

Guide Price **£195,000**

PFK

1-4 Castle Keep, Bookwell

Details:

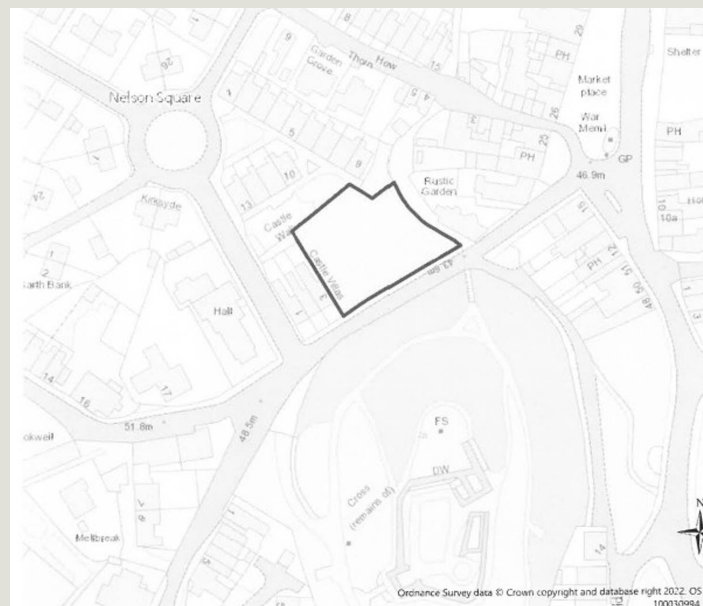
An exciting opportunity to acquire a development site with approved plans to build four detached homes, each with a minimum of two off-street parking spaces.

Located on the site of the former Castle Cinema, which was demolished in 2007 following approved planning permission, this location holds local history. The cinema originally closed in 1976 and was later used as a bingo hall and snooker club before its demolition. This cleared site now offers excellent potential for a developer to bring forward a high-quality residential scheme in a well established area of Egremont.

Planning Reference: 4/21/2485/0F1

Full plans and details can be viewed via the Copeland Borough Council planning portal.

- Site to build 4 detached homes
- Located in the historic market town of Egremont
- The Old Egremont Cinema site
- All homes to have parking facilities
- Close to local amenities





1-4 Castle Keep, Bookwell

Location & directions:

Positioned directly opposite the historic Egremont Castle, offering residents stunning, uninterrupted views of this iconic landmark. Egremont itself is a charming Cumbrian town with a rich history, originally established around the castle, which dates back to the 12th century. The town provides a range of local amenities including shops, schools, and leisure facilities, while being well connected to the surrounding Lake District and coastal areas. Its community atmosphere, combined with the scenic setting, makes Egremont an appealing location for modern living with a touch of heritage.

Directions

The site is easily located just off Egremont Main Street, directly opposite the castle. The postcode CA22 2FP will take you there, and a For Sale board has now been erected.



ADDITIONAL INFORMATION

Referral & Other Payments

PFK work with preferred providers for certain services necessary for a house sale or purchase. Our providers price their products competitively, however you are under no obligation to use their services and may wish to compare them against other providers. Should you choose to utilise them PFK will receive a referral fee: Napthens, Bendles LLP, Scott Duff & Co Property Lawyers/Conveyancing Service – completion of sale or purchase – £120 to £180 per transaction; Pollard & Scott/Independent Mortgage Advisors – arrangement of mortgage & other products/insurances – average referral fee earned in 2022 was £260.48; M & G EPCs Ltd – EPC/Floorplan Referrals – EPC & Floorplan £35.00, EPC only £24.00, Floorplan only £6.00; – Mitchells Co Ltd – £50 per property contents referral successfully processed (worth £300 or more) plus 5% introduction commission on the hammer price of any goods sold from that referral. All figures quoted are inclusive of VAT.







PFK Estate Agency Cockermouth

68 Main Street Cockermouth, Cumbria - CA13 9LU

01900 826205

cockermouth@pfk.co.uk

www.pfk.co.uk/

PFK

