



Planning Permission, 40 Moatbrook Lane, Codsall, Wolverhampton, WV8 1DS

LOCATION

The building plot stands in a small lane in a private position in a semi-rural location with lovely views across open fields and farmland to the rear.

Despite the rural idyll of the scene the plot stands within easy reach of the comprehensive and wide ranging facilities for which Codsall village centre is renowned and there is easy access to excellent schooling in both sectors.

Communications are excellent with local rail services running from Codsall station, the M54 facilitating fast access to Birmingham and the entire industrial West Midlands and the highly publicised i54 Business Park being approximately 3.5 miles away.

PLANNING

Planning permission has been granted for the construction of a "3 bed detached dormer bungalow" of approximately 1,323 square feet in size (figure supplied by architect)

Application No. 22/00020/FUL

Date of Decision 6th October 2022

South Staffordshire Council

SERVICES

We are informed by the Vendors that all mains services are available for connection

COUNCIL TAX BAND tbc – Wolverhampton

POSSESSION Vacant possession will be given on completion.

VIEWING Please contact the Tettenhall Office.

The property is FREEHOLD.

Broadband – Ofcom checker shows Standard and Superfast are available

Mobile – Ofcom checker shows the four main providers cover the area
Ofcom provides an overview of what is available, potential purchasers should contact their preferred supplier to check availability and speeds.

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