

# Bluebell

ESTATES



**BIDDENDEN CLOSE**

Land adj to 31, Willington Street, Maidstone, ME15 8JR

£15,000

## About this property.....

An irregular shaped piece of land adjacent to 31 Willington Street, Maidstone adjoining the pavement at Biddenden Close. The land is currently planted with a number of small trees but may be available for other uses such as parking, amenity use, or perhaps even some form of development subject to the usual consents being obtained. It should be noted that two recent applications for residential development were refused on appeal for a 2 and 3 bedroom dwelling.

Prospective purchasers should make their own enquiries with Maidstone Planning Department should they wish to change the current use of the land.

## Situation.....

The land is situated just opposite Mote Park in a residential cul-de-sac. Maidstone is the County town of Kent and as such boasts extensive retail, entertainment and leisure facilities in addition to numerous state and grammar educational establishments. The town has mainline train links via Maidstone East train station giving journey times to London of just over 1 hour. The town has links to junctions 5, 6 and 7 of the M20 providing road access to London





## Useful Information.....

### AREA JUST UNDER 200 SQM

Previous applications for residential development can be viewed on Maidstone Borough Council's planning portal:

21/505621/FULL Erection of a three bedroom detached dwelling with parking.

21/501089/FULL Erection of a two storey, two bedroom detached dwelling with parking (Resubmission of 21/501089/FULL).

21/500096/REF APPEAL for Erection of a three bedroom detached dwelling with parking.

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## Agents Notes

Floor plans produced for illustrative purposes only. The position and sizes of doors, windows, rooms and other items are approximate and no responsibility is taken for any error, omission or mis-statement. These particulars are produced for information only and do not form part of any contract. The agent has not had sight of any title documents. Fixtures, fittings and services not tested.

