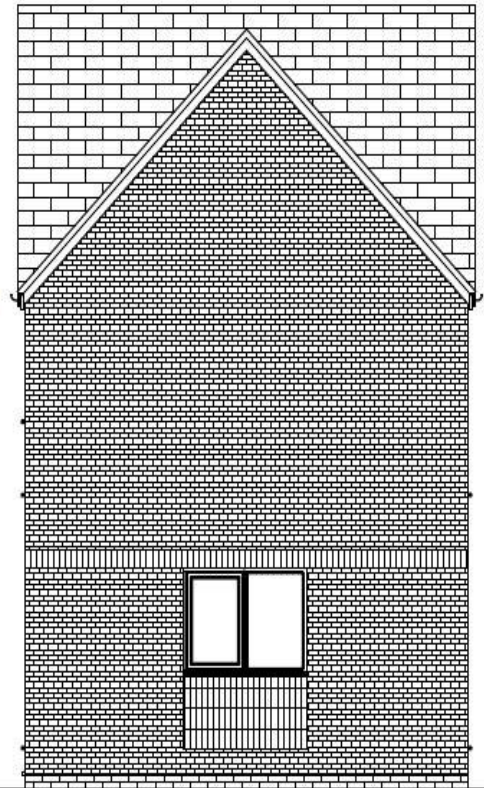


Slate Roof

U-PVC fascia & Gutters

U-PVC Windows & Doors

Facing Brickwork



Proposed 3 Bed East (Front) Elevation

Scale 1:100



Proposed 3 Bed South (Side) Elevation

Scale 1:100

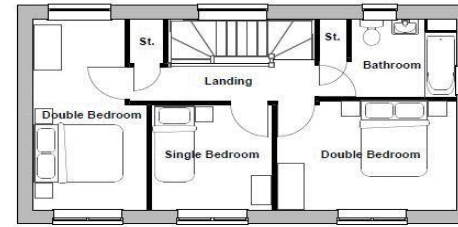
## Garage Site | Bookerhill Road | High Wycombe | HP12 4HA

- Outline Planning: 23/05747/OUT
- Demolition of Garages Required
- Proposed Three Bedroom Detached
- GDV Circa £550k

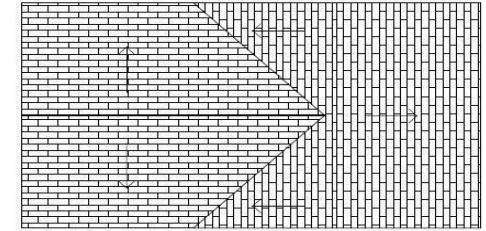
A plot offered for sale with outline planning permission for a three bedroom detached house to the west side of High Wycombe. The site is close to local amenities and schools. Closing bids must be received by midday on Thursday, 8th August 2024.

This site located to the south side of High Wycombe offers an opportunity to acquire land that has outline planning for the construction of a detached three bedroom house. The site currently has vacant garages on it that the new owner will need to demolish and clear. In addition, the Council has confirmed that the Community Infrastructure Levy (CIL) fees cannot be calculated until full planning approval has been granted; please take this into consideration with your offer. Outline Planning application number: 23/05747/OUT.

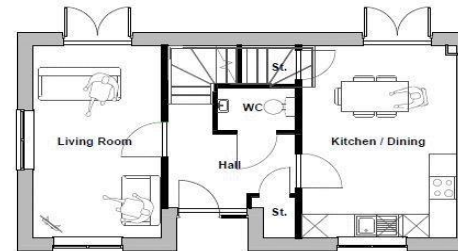
Bookerhill Road is located to the south west side of High Wycombe, just over two miles from the town centre and High Wycombe Station offering links to London Marylebone in a under 30 minutes. Its proximity to junction 4 access to the M40 motorway offers convenient travel into London, and Oxford. High Wycombe is a vibrant market town with a extensive retail shopping, restaurants, and leisure facilities in the Eden Centre, along with the Swan Theatre. The area is rich in schooling, with the Royal Grammar School, and John Hampden Grammar School for boys and Wycombe High School for girls



Proposed First Floor Plan  
Scale 1:100



Proposed Roof Plan  
Scale 1:100



Proposed Ground Floor Plan  
Scale 1:100

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