

# Residential Development Land, Arksey Lane

Bentley, Doncaster DN5 0RR

- 1.3 acres (0.53 hectares)
- Outline consent for 14 units
- Topo and site surveys available

# FOR SALE

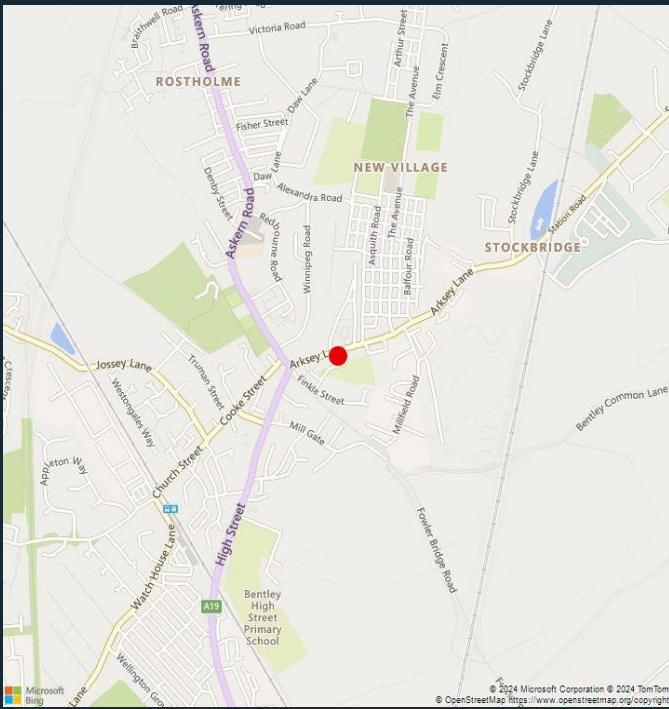


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4 Sidings Court, Doncaster DN4 5NU



## LOCATION

The land is located in Bentley a suburb of Doncaster on the South side of Arksey Lane before the junction with The Avenue.

## DESCRIPTION

Residential development land comprising 1.3 acres with outline planning consent for 14 units comprising the following:

- 4 x 3 bed, two storey town house with integral garage
- 1 x 3 bed, two storey semi detached house with integral garage
- 4 x 2 bed, two storey apartments
- 3 x 2 bed, two storey town houses
- 2 x 3 bed, two storey detached house

Outline planning consent under reference: 22/01413/OUTM (a full copy of the consent is available on request).

## PRICE

Offers around £550,000 on an unconditional basis.

Conditional offers will also be considered but the price offered must reflect this.



## ACCOMMODATION

**Total 1.3 Acres (0.53 Hectares)**

## SURVEYS

Topographical survey, Flood Risk Assessment, Ecological Assessment, Desk Top Contamination survey, Ecological survey, Noise survey all available on request, although please note there may be a cost to novate these to a buyer.

## INSPECTIONS & FURTHER INFORMATION

Viewings and further information available from the sole agents:

Jason Barnsdale MRICS  
 Barnsdales - Chartered Surveyors  
 Tel: 07836 53 40 40  
 jason@barnsdales.co.uk

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