

Hollycroft
Hinckley



Hollycroft

Hinckley

- Outline planning for a detached single storey dwelling
- Located on the sought after Hollycroft
- Enjoys a lovely aspect over Hollycroft Park
- Plans include parking for two vehicles
- Proposed two double bedrooms and a family bathroom
- Proposed lounge and breakfast/kitchen
- Planning reference 23/00570/REM
- Tenure: Freehold



General Description

Alexanders of Market Bosworth introduce to the market a superb opportunity to acquire a fantastic building plot. The plot has outline planning for a detached single-storey dwelling accessed via the left side of the existing home (Colour Key: Blue - Building Plot and White - Shared Drive for Main House & Building Plot).

Located on the most sought-after Hollycroft in the centre of Hinckley, the property enjoys a delightful leafy aspect over the park. Within a short walk is the town centre with its superb array of local amenities. There is a train station and excellent access to major road links.

Viewings

Viewing strictly by appointment only via sole selling agent, Alexanders of Market Bosworth (01455) 291471.

Tenure

Freehold

Local Authority

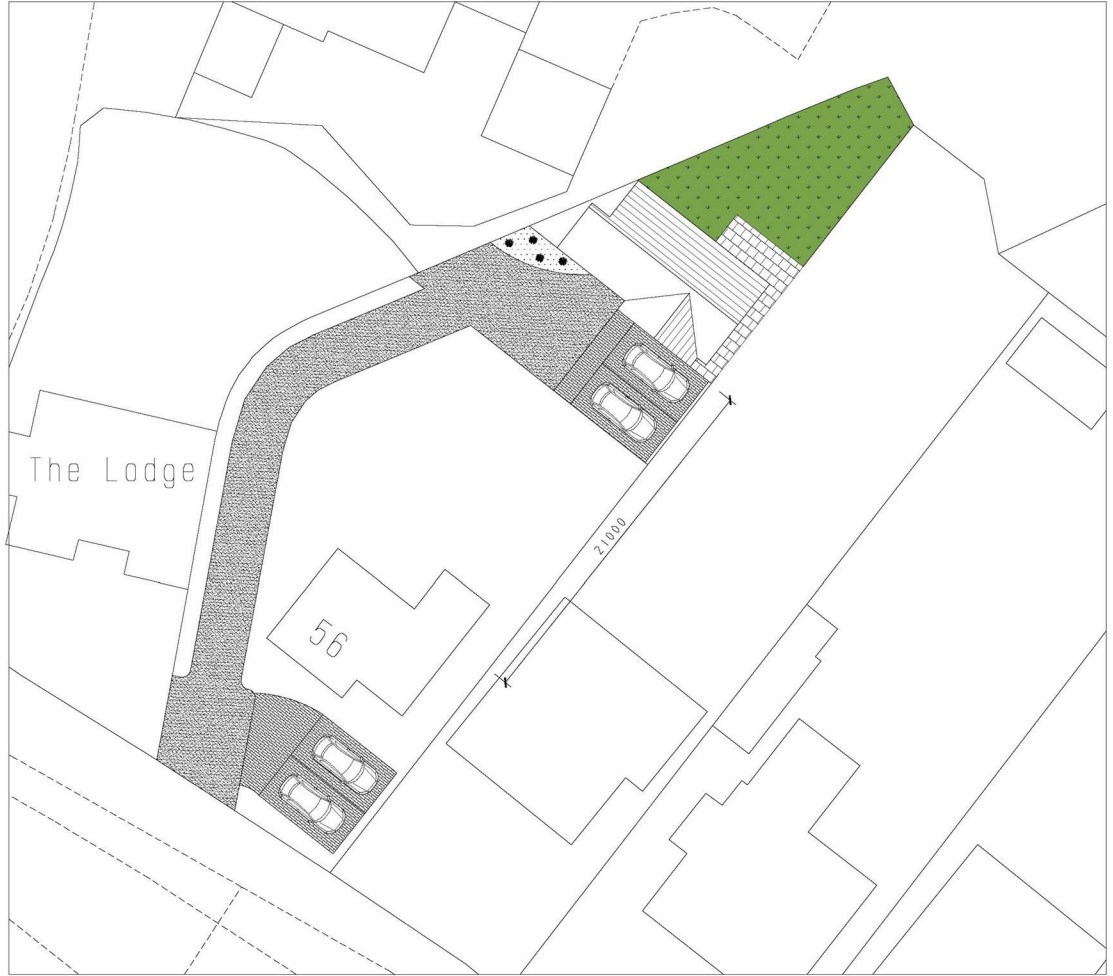
Hinckley & Bosworth Borough Council, Hinckley Hub, Rugby, Hinckley Leics, LE10 0FR (Tel: 01455 238141). Council Tax Band TBC.







Measurements

Every care has been taken to reflect the true dimensions of this property, but they should be treated as approximate and for general guidance only.

Money Laundering

Where an offer is successfully put forward, we are obliged by law to ask the prospective purchaser for confirmation of their identity. This will include production of their passport or driving licence and recent utility bill to prove residence. Prospective purchasers will also be required to have an AML search conducted at their cost. This evidence and search will be required prior to solicitors being instructed.

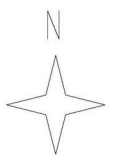


-  Gravel Drive
-  Concrete Block Pavers To Driveways
-  Concrete Slab Paving To Patios And Paths
-  Areas Reinstated To Grass, Grass seed to be sown between 1st March and 1st
Turf to be laid at any time
-  Proposed planting area
-  Close Boarded Fencing 1.8 Metres High

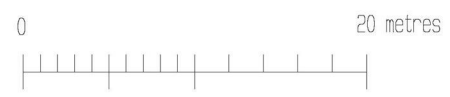
The Lodge

56

21000



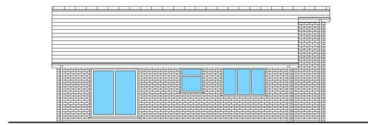
Scale, 1:200



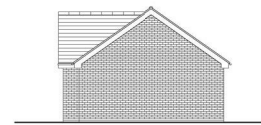
CLIENT			
Robert Conley			
JOB TITLE			
Land To The Rear Of 56 Hollycroft Hinckley Leicester LE10 0HG			
DRAWING TITLE			
Proposed Single Storey Dwelling Site Layout			
SCALE	SHEET	DATE	DRAWN BY
1:200	A2	APRIL 23	A Moore
ANDREW MOORE ARCHITECTURAL SERVICES Tel: 07973397765 Email: andrewmoore@workmail.com			
DRG NO		SHEET NO	
1605		2	



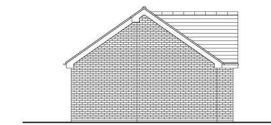
Elevation On Arrow A



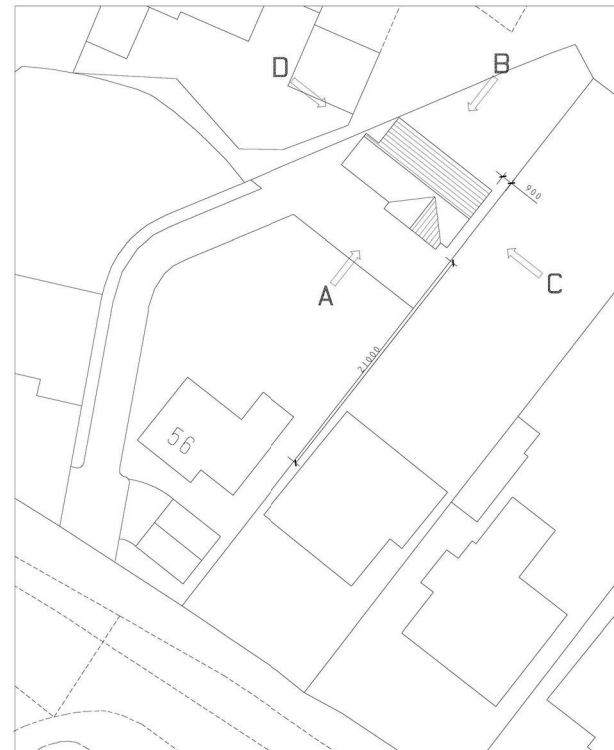
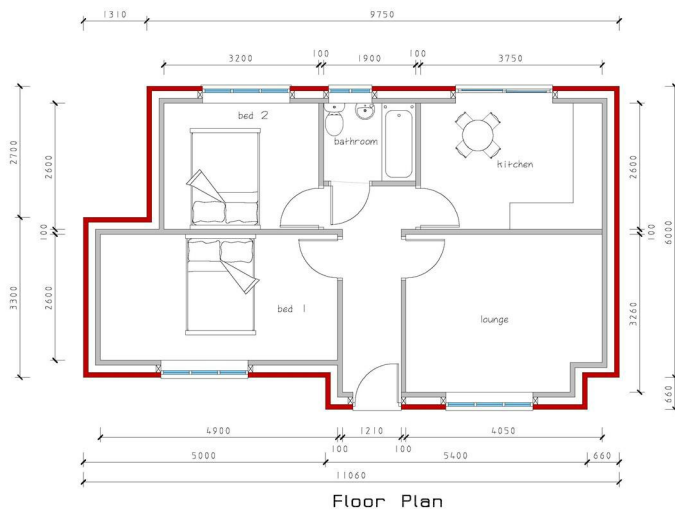
Elevation On Arrow B



Elevation On Arrow C



Elevation On Arrow D



CLIENT			
Robert Conley			
JOB TITLE			
Land To The Rear Of 56 Hollycroft Hinckley Leicester LE10 0HG			
DRAWING TITLE			
Proposed Single Storey Dwelling			
SCALE	SHEET	DATE	DRAWN BY
1:50 & 1:100	A1	April 23	A Moore
ANDREW MOORE ARCHITECTURAL SERVICES Tel: 07973397785 Email: andrewmoore@workmail.com			
DWG NO	1605		SHEET NO
			1



Viewing by appointment only

Alexanders

7 Main Street
Market Bosworth
CV13 0JN

Telephone Sales: 01455 291471
Email: mbsales@alexanders-estates.com

Important Information

Viewing - To arrange a viewing, please contact the Market Bosworth Sales Team on 01455 291471
Measurements - Every care has been taken to reflect the true dimensions of this property but they should be treated as approximate and for general guidance only.

General Note - These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on these Particulars of Sale as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this agent's employment has the authority to make or give any representation or warranty in respect of the property.