

12-14 Creswell Road, Clowne, Chesterfield, S43 4LS £400,000



** DEVELOPMENT LAND FOR SALE ** OUTLINE PLANNING FOR FOUR DETACHED BUNGALOWS ** TWO EXISTING SEMI-DETACHED BUNGALOWS WITH PERMISSION TO CONVERT TO ONE DETACHED DWELLING ** CONVENIENT LOCATION ** BOLSOVER DISTRICT COUNCIL REF: 24/0024/OUT

A rare opportunity to acquire an unusual development site which has outline planning consent for the erection of four, two bedroomed detached bungalows. The development itself has been granted permission subject to the partial demolition of one of the existing bungalows in order to create a driveway into the site, leaving a large detached bungalow fronting Creswell Road.

The village of Clowne boats a vibrant community and offers convenient amenities and facilities. The position of the development provides connections to nearby towns and cities and provides ease of access to essential services and recreational facilities.

This is a unique chance to acquire a prime piece of land in a sought-after area, perfect for those looking to make their mark in the property market.

Whether you are an experienced developer or a first-time investor, this development site on Creswell Road is not to be missed.

Viewing is strictly through the selling agents; Rachael or Marc on 01246 232156 / residential@wtparker.com







Location

The site is located on Creswell Road in Clowne with access to Barlborough and the M1 at Junction 30. Local amenities are also close by making it an ideal place to live.

Description

The existing site consists of a large field to the rear and 2 semi detached bungalows on the road side with driveways and gardens. The outline planning has been passed for the existing bungalows to be made into one large detached bungalow and then 4 further detached 2 bedroom bungalows within the field at the back with access from the main road.

Accommodation

The current bungalows both comprise of 2 bedrooms, Living room, Shower room and Kitchen diners.

Access

The site and property are all accessed by the driveway from Creswell Road.

Rights of way, wayleaves and easements

We are not aware of any public rights of way crossing the property.

Boundary Responsibilities

The buyers are responsible for all boundaries.

Local authority and planning

Bolsover District Council The Arc, High Street, Clowne. S43 4JY

Tenure

Freehold

Services

We have been advised by our clients that there is electric, gas and water to the existing bungalows.

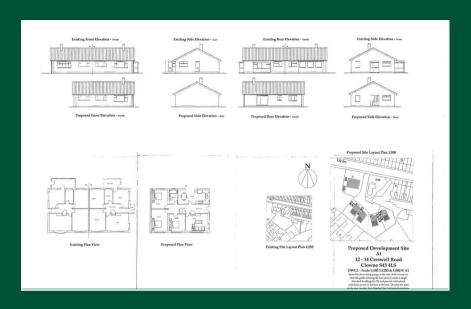
Viewing Arrangements

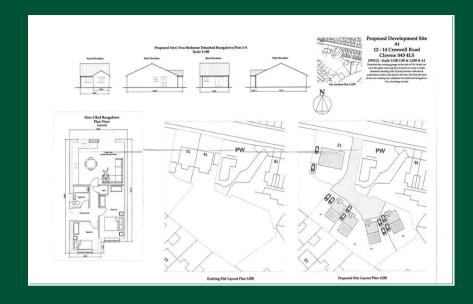
Viewings are strictly by appointment only. Please call the office to arrange access. 01246 232156

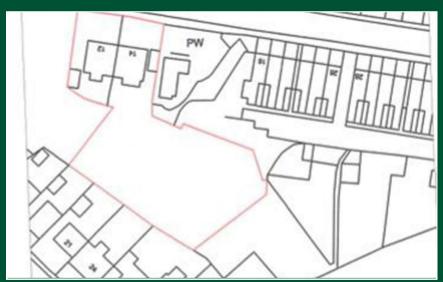
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