



Planning for 8 bespoke detached properties.

Plots 5 & 6 are partially complete

Offers Over £2,250,000



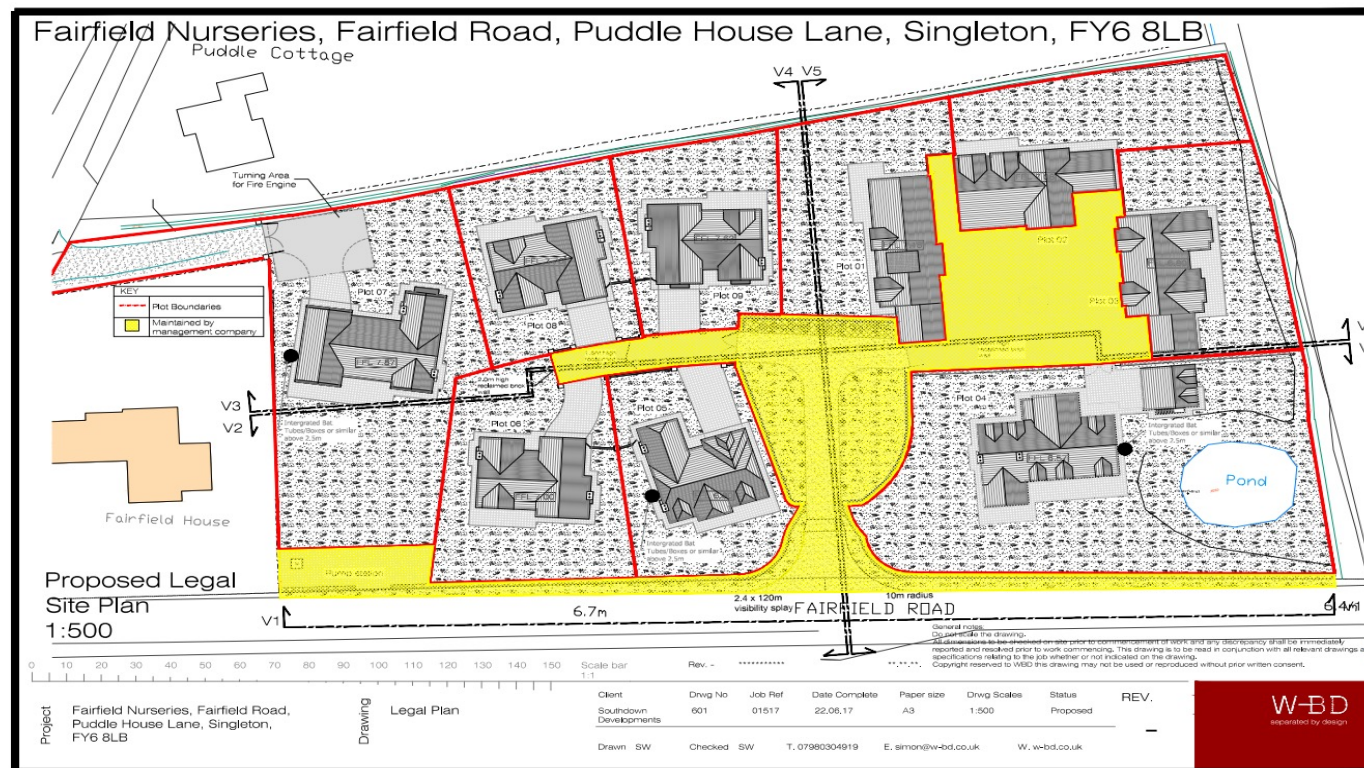
ESTATE AGENTS & VALUERS

Site Area of approximately 1.03 Hectares (2.54 acres)

Fairfield Nurseries, Fairfield Road, Singleton, Poulton-Le-Fylde, Lancashire, FY6 8LB (accessed off B5266)

Development of 8 Bespoke Detached Dwellings, Fairfield Nurseries, Fairfield Road, Singleton, Poulton-Le-Fylde, Lancashire, FY6 8LB (accessed off B5266)

Site Plan
Excluding
Plot 7 which
is not
available for
sale'.



Development of 8 Bespoke Detached Dwellings, Fairfield Nurseries, Fairfield Road, Singleton, Poulton-Le-Fylde, Lancashire, FY6 8LB (accessed off B5266)

LOCATION:

The site is located in a predominantly agricultural area some 2km (1.24 miles) to the South of Poulton-le-Fylde and 5.2km (3.23 miles) to the East-North-East of Blackpool, Lancashire.

The site is located on the Northern side of Fairfield Road on the periphery of Poulton approximately 0.69km (0.43 Miles) East of Hardhorn Road in an area of countryside which sits 0.05km (0.03 Miles) North of the boundary with Fylde Borough.

The surrounding area is predominantly open and rural in character.. To the East and South of the site is open and partially used for agricultural purposes. Fairfield Road is a Classified B Road (B5266).

DESCRIPTION:

The site is relatively flat in character. There is a small pond which is to be retained in the Northeastern corner. The sites frontage along Fairfield Road is approximately 150m in length. Planning has been granted by Wyre Borough Council for 9 Bespoke Residential Detached Dwellings, under Planning Reference 17/00597/REMMAJ. Please note Plot 7 has sold and is no longer available as part of this development. Plots 5 & 6 are partially complete.

A substantial amount of information is available including:

- Full Planning Approval under Planning Ref: 17/00597/REMMAJ
- Ground Investigation Report
- Site and Individual Plans & Elevations
- Pumping Station Design
- Section 278 Agreement
- Access to the Architect and Site Manager

TENURE:

Freehold and in single ownership

VIEWINGS:

Interested parties should contact Andrew Cuckill, of Aubrey Lee & Co for more information or to arrange a viewing.

CONTACT:

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