

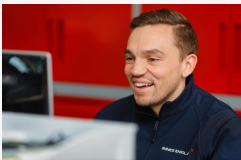


Land At 67, 69 And North East Side Of 73 Nottingham Road, Hucknall, Nottingham, Nottinghamshire NG15 7PY

Residential Development Site

- ▶ **Popular residential area**
- ▶ **Planning consent for 2 x bungalows and 1 x dwelling**
- ▶ **0.36 acres (0.14Ha) residential development land**
- ▶ **Excellent transport links**

For enquiries and viewings please contact:



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Location

The land is located close to Hucknall town centre within the Ashfield district of Nottinghamshire. Hucknall is located approximately 6.5 miles North of Nottingham City Centre with Mansfield Town approximately 7.5 miles to the North accessible via the A60. Hucknall provides good access to Junction 27 of the M1 Motorway. Road links to Hucknall are reasonable with the A60 providing the main route from Nottingham. The subject site fronts Nottingham Road, one of the main routes into Hucknall, and is close proximity to The Bowman (Public House) set within a residential area of the Town.

Description

The site comprises an irregular shaped parcel of land with ingress / egress from Nottingham Road.

Accommodation

	Hectares	Acres
Total	0.15	0.36

From digital mapping we understand that the site has an area of 0.36 acres (0.14 Ha).

Planning

A reserved matters application was approved under planning reference V/2022/0440 following Outline Approval V/2020/0290 for two detached bungalows, one detached house and associated works. The application decision date was 22nd August 2022 and can be viewed on Ashfield District Council Website.

(This information is given for guidance purposes only and prospective parties are advised to make their own enquiries of the local authority).

Tenure

The site is held freehold and is to be entered into the SDL Auction for the 25th July 2024.

Price

The property will be guided on the SDL Auction at £150,000+ on the 25th July 2024.

VAT

VAT is applicable.

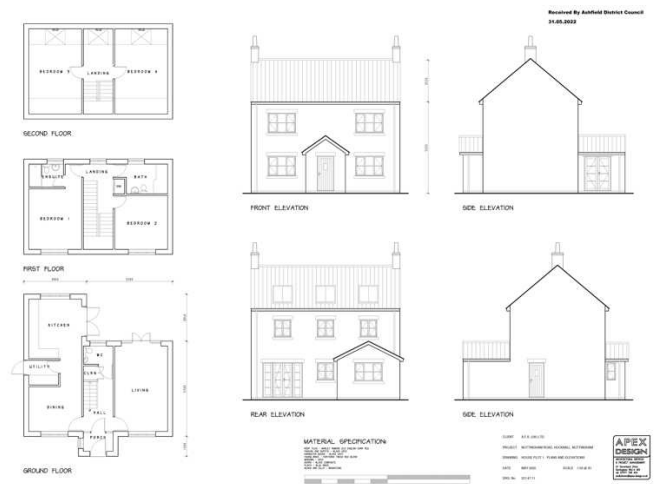
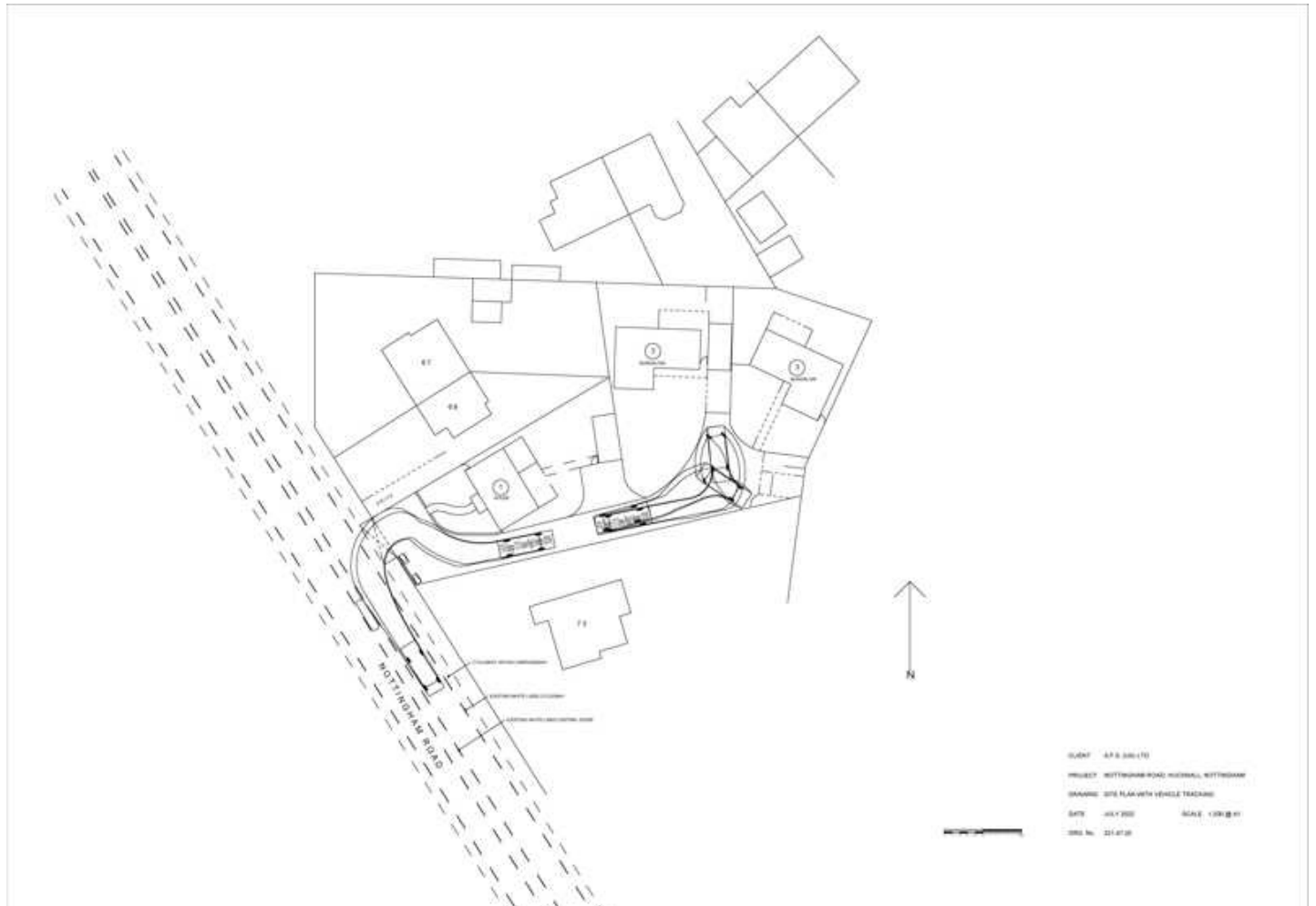
Viewings

Viewings are by appointment with Innes England or SDL

Our Anti-Money Laundering Policy

In Accordance with Anti-Money Laundering Regulations, two forms of ID and confirmation of the source of funding will be required from the successful purchaser.

Date Produced: 25-Jun-2024



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