



Residential Development Plot for 3 Houses, George Street, Charlton Adam, Somerton, TA11 7AS

- Residential Development Plot for 3 Detached Houses
 - Planning Ref: 23/02768/OUT
 - Outline Planning
- Each Property 130m² or 1,399ft Internal Floor plus Double Garage
 - Views onto Farmland
- Site Area Circa 0.46 Acres / 0.186 Hectares
 - Edge of a Quiet Village Location
 - Proposed with Garages and Parking
 - Level Plots with Gardens

Guide Price £375,000

Freehold

THE SITE

A residential development site with outline planning permission for 3 detached houses measuring circa 0.46 acres/0.186 hectares. (Planning ref: 23/02768/OUT)

LOCATION

The site lies in the quiet village of Charlton Adam, a pretty Somerset village in an accessible location to Street, Somerton, Glastonbury, Yeovil, Castle Cary (mainline train station) and Wells.

Millfield Preparatory and Senior schools are within easy reach, as are Wells Cathedral School and Hazelgrove School. The village has its own well-regarded primary school, and there is secondary state schooling both at Street and Glastonbury. The village also has a Post Office/convenience store, a church and a public house.

SERVICES

No mains services are connected. Mains water and electricity are nearby on the public highway. Fibre internet is nearby on George Street.

The development will require a new package treatment plant - see planning for more information.

MATERIAL INFORMATION

Flood Risk: Very Low

DIRECTIONS

From the A303 Podimore Roundabout, take the A372 Langport/Somerton. Take the next turning right, signposted for Lytes Cary. Follow this road into Charlton Adam, at the mini roundabout take the first exit, follow for 100 metres and take the next right into George Street. The site will be on your left-hand side, denoted by a Symonds & Sampson board.

What3words:

///cackling.bands.hardening

PLANNING PERMISSION

Link to Somerset Council Planning Website:

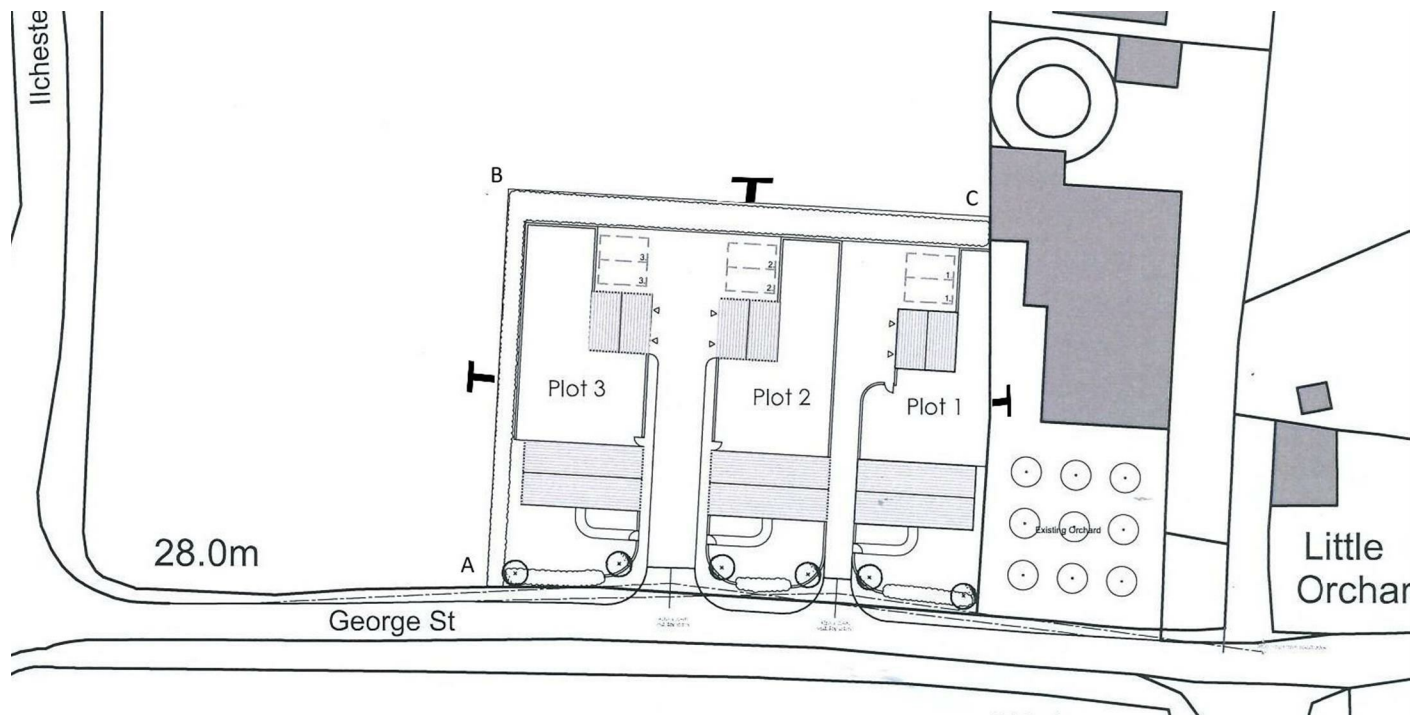
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AGENTS NOTES

The sellers will erect a stock-proof boundary fence to the boundaries between points A - B - C. No poisonous plants are to be planted or grown on the property within 1/2 meter of the boundary fence between these same points.



YEO/SH/04.07.2025



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