



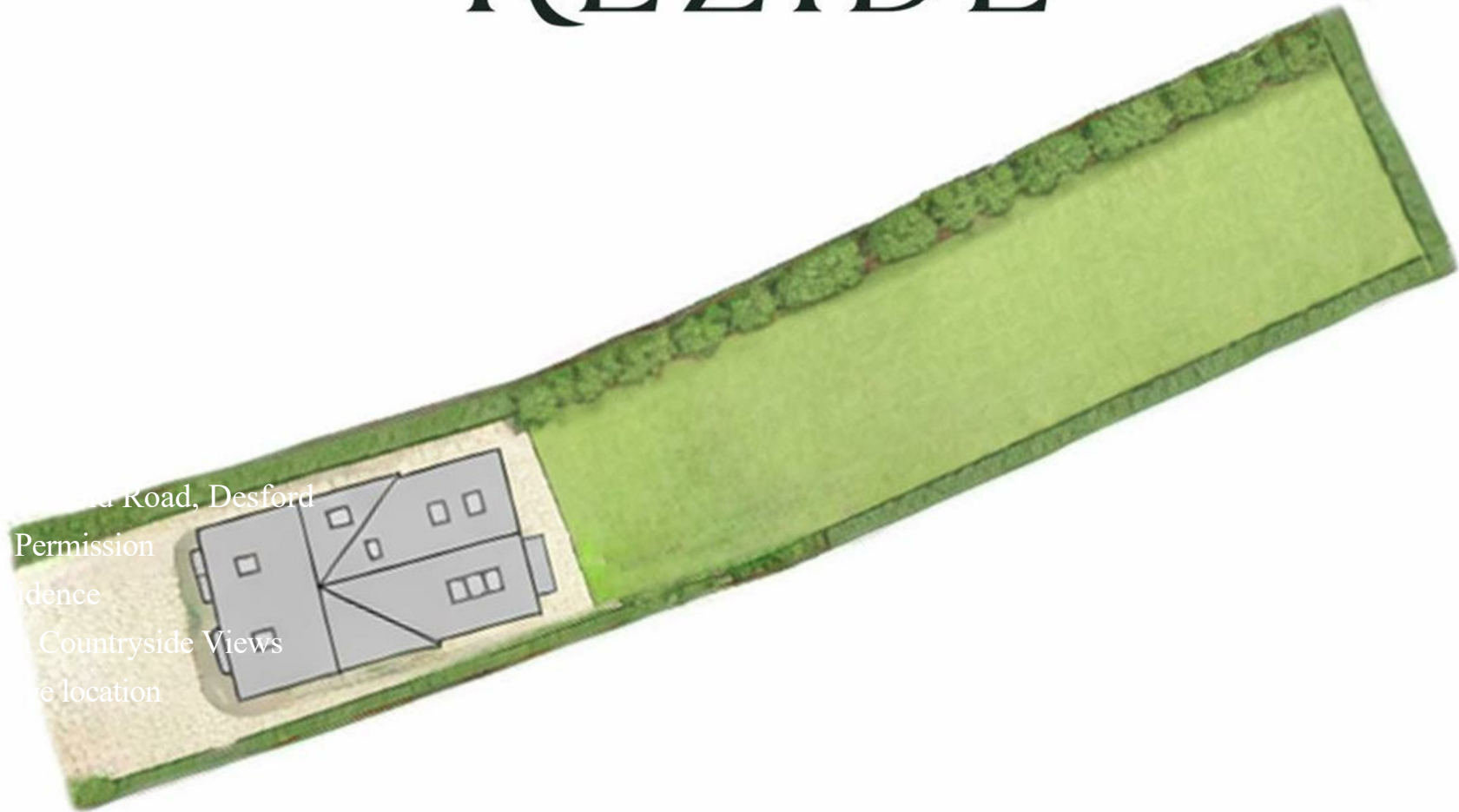
GUIDE PRICE: £220,000

PLOT NEXT TO 44 NEWBOLD ROAD, DESFORD, LEICESTER





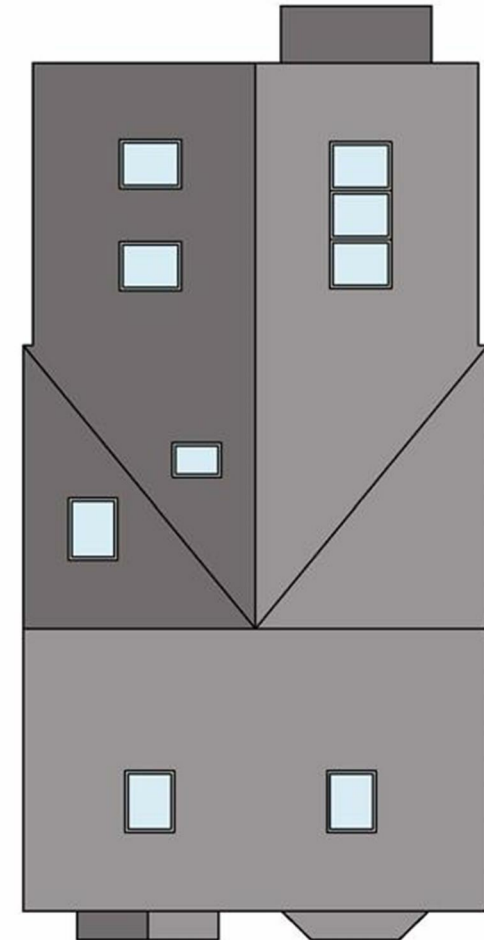
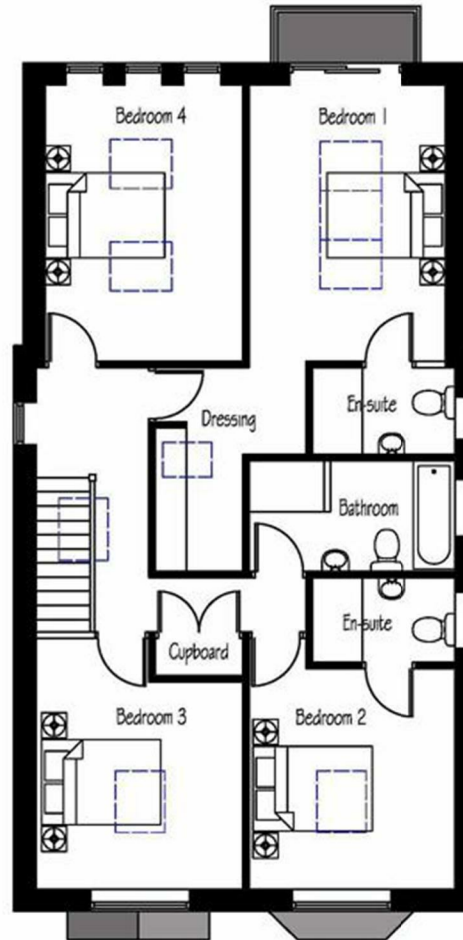
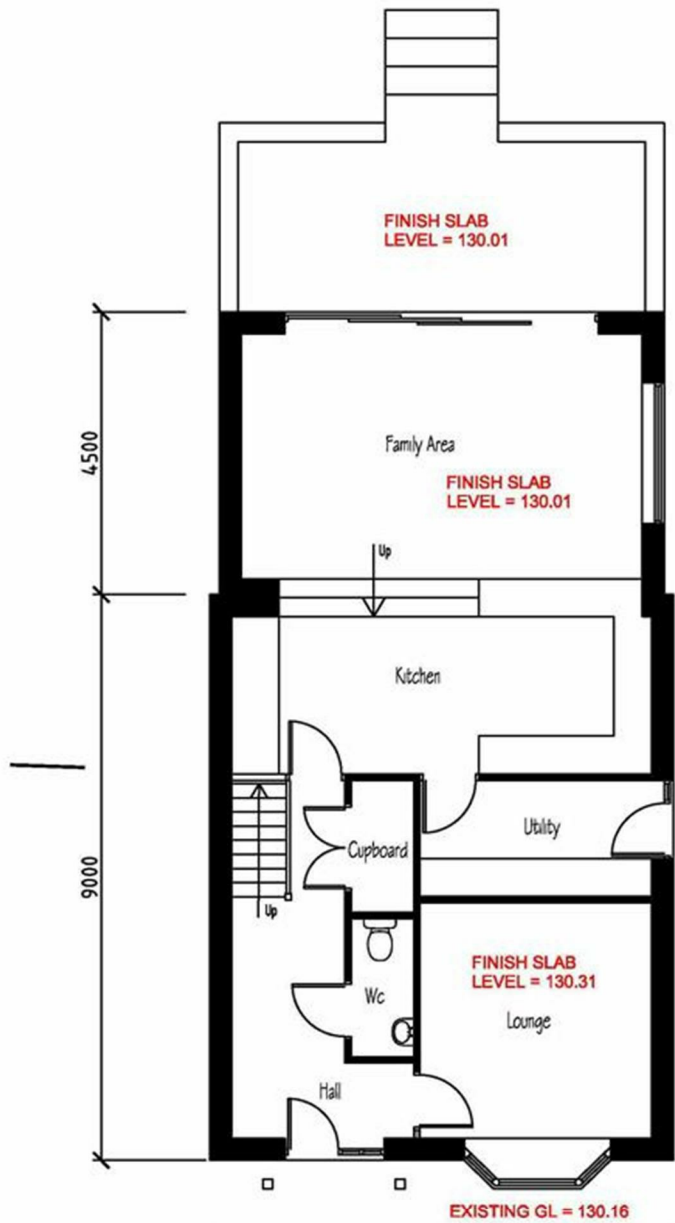
REZIDE



1000 Road, Desford
Permission
idence
Countryside Views
e location

Site Plan

For identification purposes only. Not to scale.



A prime development opportunity on Newbold Road, Desford, comprising a single building plot with full planning permission for the erection of a detached contemporary family home extending to approximately 200 sq.m. The site enjoys open countryside views to the rear and is situated within a sought-after village location.

Proposed Ground Floor Plan

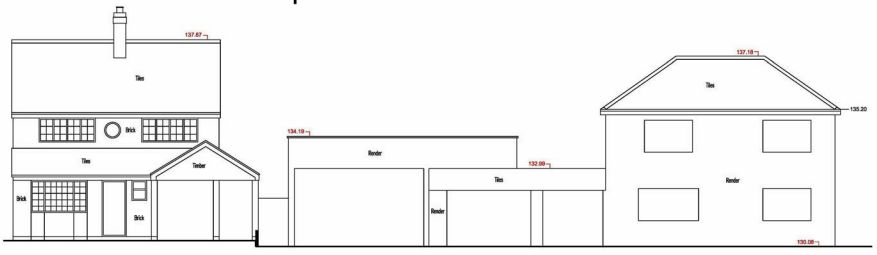
Proposed First Floor Plan

Proposed Roof Plan

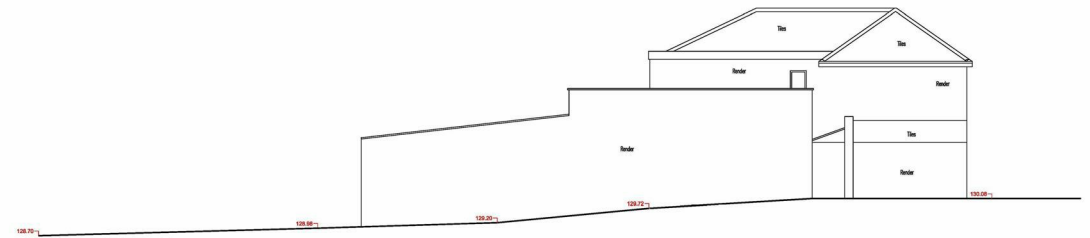


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3. Drawings are not to be used for construction or working drawings.
4. Building Regulation approved drawings are not construction or working drawings.
5. All dimensions must be checked and verified on site before commencing works.
6. OS data may have been used for the purpose of a Planning submission.
7. Do not scale from the drawings.

Revisions	



Existing Street Scene



Existing indicative Side Elevation



Proposed Street Scene



Proposed Indicative Side Elevation



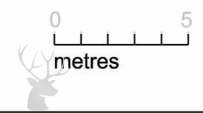
Proposed Rear Elevation



Proposed Side Elevation



Planning Permission - Further details can be found by visiting the [Hinckley & Bosworth Planning portal](#) using REF - 24/00384/FUL.

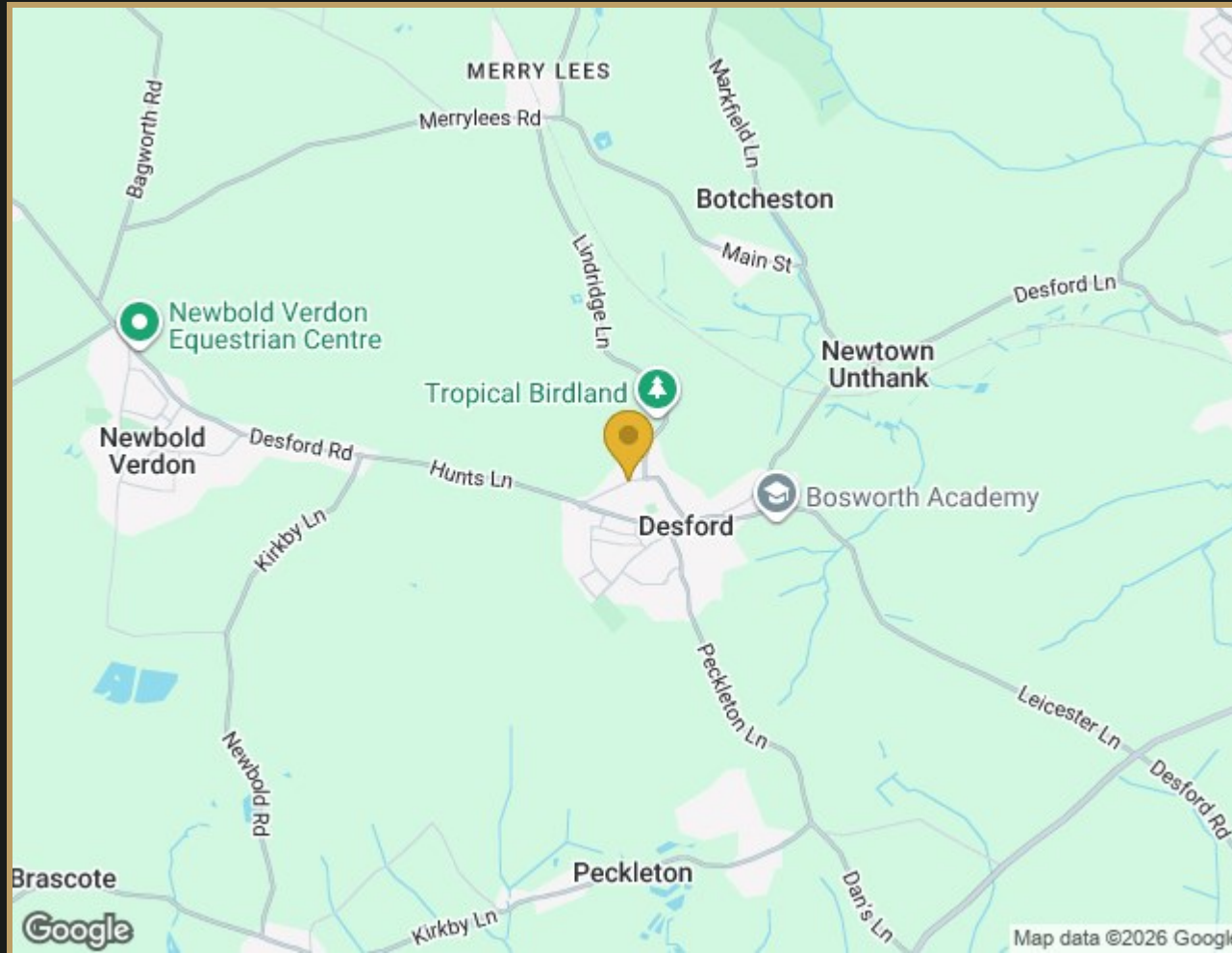






Property Location

Plot next to 44, Newbold Road, Desford, Leicester, Leicestershire, LE9 9GS



Located on Newbold Road in the sought-after village of Desford, this property enjoys a peaceful yet well-connected setting surrounded by attractive countryside and established residential homes. Desford is known for its strong sense of community, local amenities, and convenient access to nearby centres such as Leicester and Hinckley. With a blend of rural charm and everyday practicality, the area offers an appealing lifestyle for families and professionals alike, combining scenic surroundings with excellent transport links and schooling options.