

The Oaks Clacton Road Weeley Heath CO16 9EF

Weeley Heath

Guide Price

£1,500,000

A rare opportunity to purchase this development site measuring approximately 2 acres with detailed planning permission for seven luxury appointed detached homes with generous plots and Double Garages , located in the sought after Weeley Heath area with excellent main road access to Weeley and Thorpe le Soken main line railway stations . Current Planning Application number 22/00620/FUL .

Viewings - Viewings available by prior appointment only.

GDV - We estimate a GDV in the region of £5.6m. Full breakdown and advice on marketing upon request.

Unit Sizes - Plots 1,2,3 & 4 - **261.24** Sq M / **2,812** Sq Ft
Plots 5,6 & 7 - **250.43** Sq M / **2.696** Sq Ft

Agents Note - We understand the owner will be retaining a small strip of land to the rear of the site.

MONEY LAUNDERING, TERRORIST FINANCING AND TRANSFER OF FUNDS (INFORMATION OF THE PAYER) REGULATIONS 2017- When agreeing a purchase, prospective purchasers will be asked to undertake identification checks including producing photographic identification and proof of residence documentation along with source of funds information. There will be an ADMIN CHARGE of £24 inclusive of VAT for a single applicant and £36 inclusive of VAT total for multiple applicants/buyers via a third party company who undertake our Anti Money Laundering checks.

Property Type: Land

- DEVELOPMENT SITE
- DETAILED PLANNING PERMISSION
- TWO ACRES APPROX
- DESIRABLE LOCATION
- PADDOCK VIEWS TO REAR
- GDV £5.6 MILLION
- PLANNING NO 22/00620/FUL
- ON SITE VIEWING ONLY !





PROPOSED FRONT ELEVATION
(PLOTS 1, 3 & 4)



PROPOSED FRONT ELEVATION
(PLOTS 6 & 7)



PROPOSED REAR ELEVATION
(PLOTS 1, 3 & 4)




Orchard House
PROPOSED SITE PLAN.
SCALE 1:250.


Botany Ln
Clacton Rd
Towers Face and
Body Treatments