



**Tadcaster ~ Land between The Jackdaw & 50 Stutton Road, LS24 9HJ**

A rare chance to purchase a building plot on Stutton Road, with full planning permission granted (ZG2024/0465/FUL) for a detached two-bedroom bungalow with home office. Positioned close to local amenities and offering an approved layout including dining kitchen, lounge, home office/third bedroom and two bathrooms, the plot is ideal for developers or those seeking a self-build opportunity.

- Rare opportunity to acquire a single dwelling building plot in Tadcaster
- Full planning permission granted for a detached bungalow ZG2024/0465/FUL
- Approved design includes two double bedrooms
- Principal bedroom benefits from an en-suite
- Dining kitchen and separate lounge
- Home office/third bedroom positioned to the front elevation

**£120,000** PRICE REGION FOR THE FREEHOLD

**MISREPRESENTATION ACT**

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BUILDING PLOT

An infrequent opportunity has arisen to acquire a building plot with full planning permission for a single detached two bedroom bungalow with home office reference code ZG2024/0465/FUL.

The plot is pleasantly positioned along the ever-popular Stutton Road in Tadcaster the plot sits adjacent to a parade of local amenities, including the well-known Jackdaw public house, Wetherby Whaler, post office and other independent shops, all within comfortable walking distance of Tadcaster town centre.

Planning permission has been granted for the construction of a detached bungalow offering well-considered accommodation. The approved layout includes two double bedrooms, the principal with en-suite facilities, a dining kitchen, separate lounge and home office/third bedroom to the front elevation and a house bathroom.

The plot is offered for sale by private treaty, with all enquiries to be directed to Renton & Parr estate agents. This represents an excellent opportunity for developers or those seeking a self-build project to create an individual bungalow in a highly convenient location, with easy access to the A64 for commuting further afield. Plans are available upon request.



GENERAL

Room measurements in these particulars are only approximations and are taken to the widest point.

None of the services fittings or equipment referred to in these particulars have been tested and we are therefore unable to comment as to their condition or suitability. Any intending purchasers should satisfy themselves through their own enquiries.

Please note : Only the fixtures and fittings specifically mentioned in these particulars are included in the sale of the property.

Photographs depict only certain parts of the property. It should not be assumed that the contents/furnishings, furniture etc photographed are included in the sale.

VIEWING

By appointment with the Chartered Surveyors Renton & Parr at their offices, Market Place, Wetherby. Telephone (01937) 582731

Details prepared August 2026

