

### ST. OSYTH ROAD, CLACTON-ON-SEA, CO15 3HB

PRICE £85,000

A rare opportunity to acquire this single building plot with full planning consent for a detached dwelling. Located in Clacton-on-Sea, approximately one mile from the Town Centre and railway station.

- Single Building Plot
- Detached House
- Potential Rental Income £1,400 PCM
- Central Clacton
- Approx. 1000 Sq Ft
- Private Garden & Driveway
- Full Planning: 25/00306/FUL
- GDV £285,000

## **PLOT**

An L shaped plot of approximately 2,600 Sq Ft (0.06 acres) of garden land accessed via Coronation Road.

## **PLANNING**

Planning Reference: 25/00306/FUL

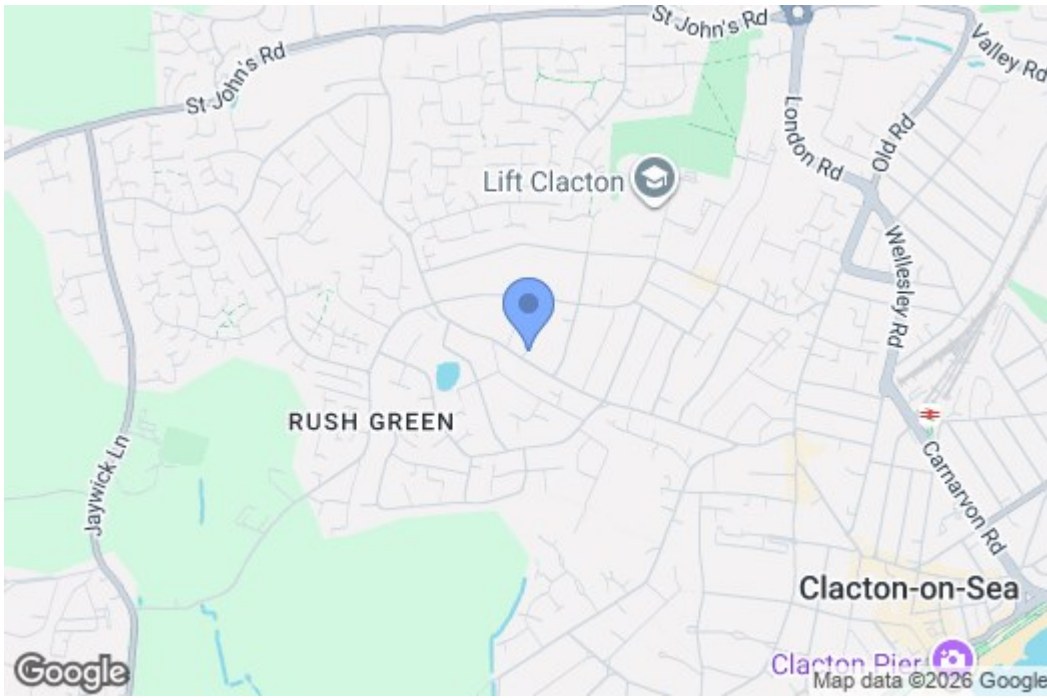
Allowed at appeal December 2025.

The planning is a full application for 'Erection of one self-build dwelling'. The approved plans allow for a detached house of approximately 1011 Sq Ft comprising; kitchen/diner, living room and WC to ground floor and an en-suite master bedroom, second bedroom and bathroom to first floor.

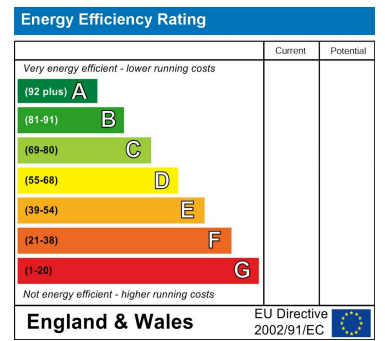
A full copy of plans and associated documents can be viewed at our offices upon request.



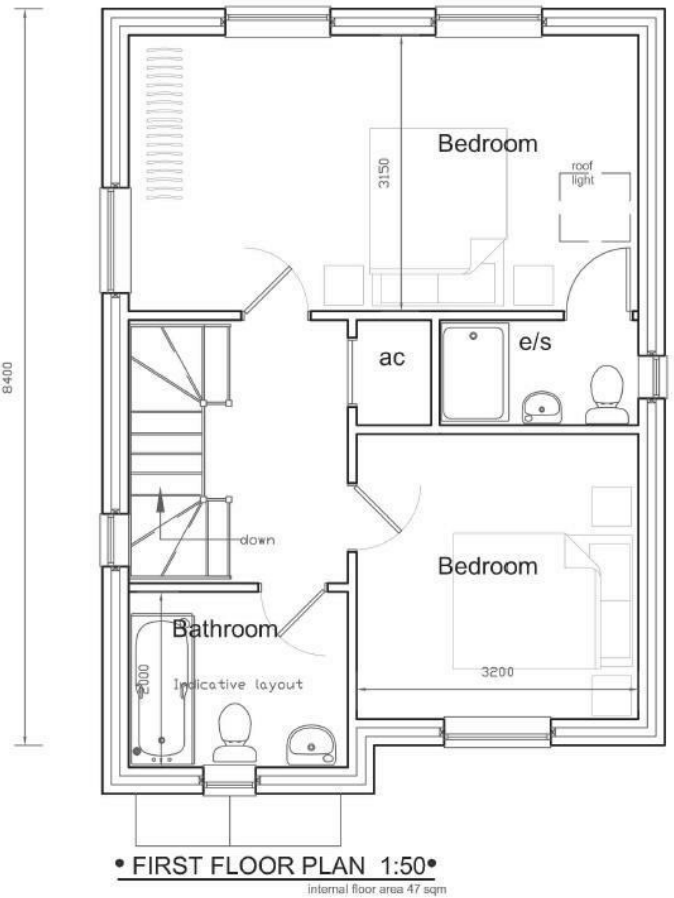
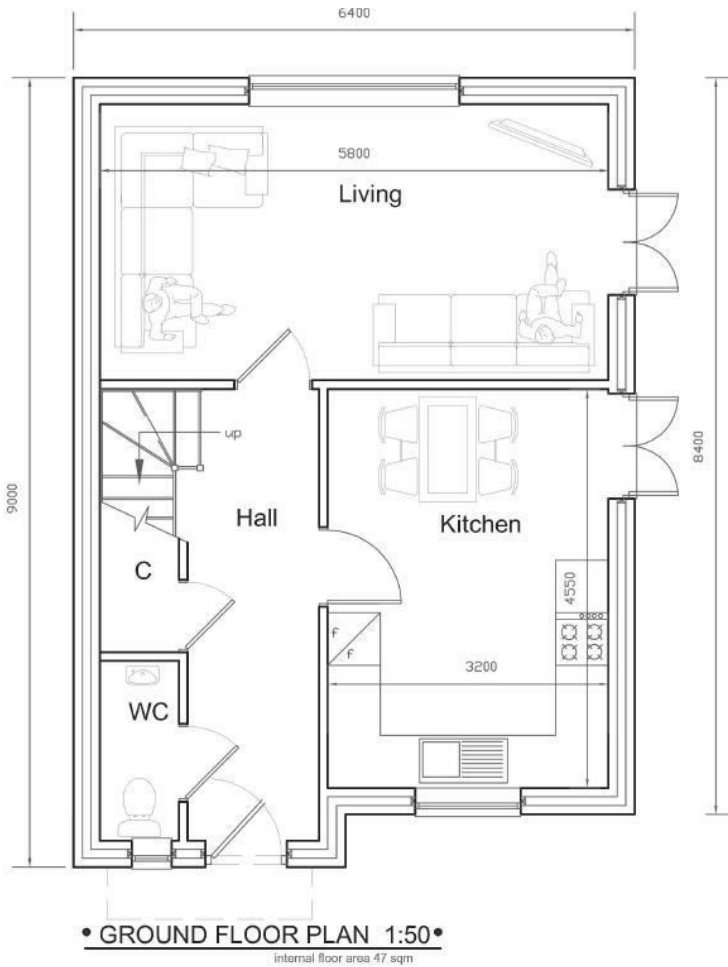
## Map



## EPC Graphs



## Floorplan



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