



17 Longhirst Close

Front Elevation

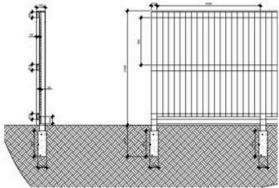
Rear Elevation



Location Plan (Scale 1:1000)  
0m 10 20 30 40 50 60m



Proposed Site Plan (Scale 1:1000)  
0m 2 4 6 8 10m



Close Boarded Timber Fence (m/s)



Proposed GF Plan

Proposed FF Plan

## Land Adjacent to 17, Longhirst Close, Bolton

£125,000 Freehold

Freehold Plot • Full Planning Permission for a four bedroom detached house • Private End Cul-de-Sac location • Full details can be viewed online, Bolton Council Planning Reference 20370/25





17 Longhirst Close



Front Elevation



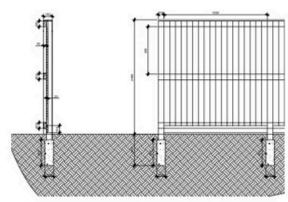
Rear Elevation



Location Plan scale: 1:1000  
0m 10 20 30 40 50 60m



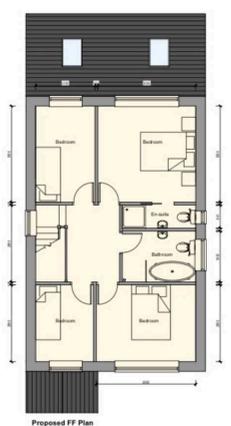
Proposed Site Plan (Scale: 1:1000)  
0m 2 4 6 8 10m



Close Boarded Timber Fence (m/s)



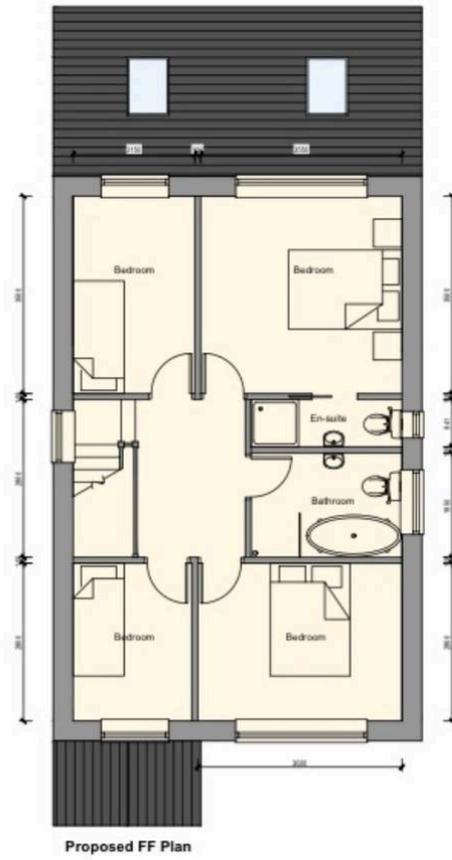
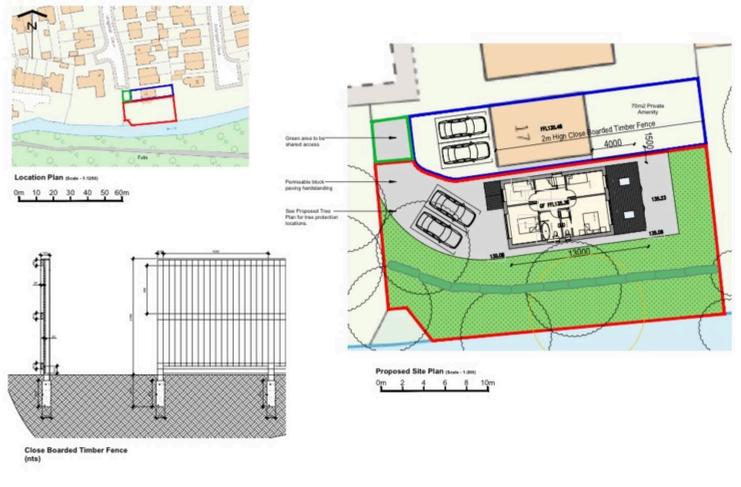
Proposed GF Plan  
0m 1 2 3 4m



Proposed FF Plan

Attention all self builders: Have you always wanted your very own grand design self-build project? A rare opportunity to acquire a freehold plot with full planning permission for a four bedroom detached house. Located at the end of a quiet cul-de-sac in the desirable Smithills area of Bolton.

Close to award winning primary and secondary schools. Good transport links into central Manchester.



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Viewings strictly by appointment, please.