



All enquiries Ref: Kristian Georgiou



- Planning permission for 2 semi-detached houses
- Freehold Plot of approx. 1,151 SQ FT
- Full vacant possession

Location: The property is situated on the corner of Bartholomew Street and Craven Road in Newbury. Newbury is situated north of Basingstoke and west of Reading. The property benefits from high volumes of passing pedestrian and vehicular traffic. Public transport links include Newbury Mainline Rail Station together with a network of local bus services serving the surrounding vicinity. Road links include the M4 motorway that can be accessed at Junction 13 to the north. Recreational pursuits are available at Victoria Park.

Description:

Freehold plot of land with planning permission for a pair of one bedroom semi-detached houses.

Site area:

1,151 SQ FT approx.

Proposed Accommodation:

Unit one

First floor: One bedroom, bathroom/WC
Ground floor: Reception room/kitchen
Outside: Private garden

Unit two

First floor: One bedroom, bathroom/WC
Ground floor: Reception room/kitchen
Outside: Private garden

Note: Access to the new development is provided via the side passage to 81 Bartholomew Road. Newbury Building Society, who own the car park behind this lot, have given permission for use of the car park for deliveries subject to conditions (correspondence of this is available within the legal pack).

Planning: Planning permission was granted by West Berkshire Council on Thursday 19th September 2024 under planning application reference 23/02266/FUL for the Erection of 2no. 1 bed dwellings and demolition of outbuilding.

