Frank Harrington Associates

CHARTERED SURVEYORS LAND & DEVELOPMENT CONSULTANTS

RICS

Land for Sale

Lunts Heath Road, Widnes, WA5 5BG

Site with Planning Permission for 18 Mews with Potential to change to a Detached Scheme.

General Description

The site extends to approximately 1.75 acres. The site lies in Greenbelt as part of the site which was occupied by previous buildings has a planning consent for 18 Mews houses in a courtyard format (23,266 sq ft of development). Discussions have been held with the Planning Authority and they have indicated that they would look favourably upon the scheme being changed from a mews development to a scheme for detached houses. At the present time this is proposed to be within the area of the former build footprint and surrounds rather than the area identified for landscaping purposes within the existing planning permission.

Planning

The existing Planning Permission (Application No: 10/00279/FUL) is a consent for 18 courtyard houses, garages, private access and private open space. The development proposals comprise 3 blocks of mews property (2 blocks of 7 and 1 block of 4) with accommodation as follows:

4 x type A (1253 sq ft)
3/4 bed 3-storey end unit
12 x type B (1355 sq ft) 3-bed, 3-storey integral garage
2 x type C (971 sq ft) 3-bed 2-storey
Total – 23,266 sq ft

Discussions with the Planners have indicated that they would consider favourably an application to construct detached dwellings within the development area of the existing planning permission.

Additional Information

A disc of additional information is available including Site Investigation Reports, Services etc.

Method of Sale

Offers are Invited. Guide Price £750,000. All offers to be made in writing to the offices of Frank Harrington Associates, 6 Cross Street, Preston, PR1 3LT.

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