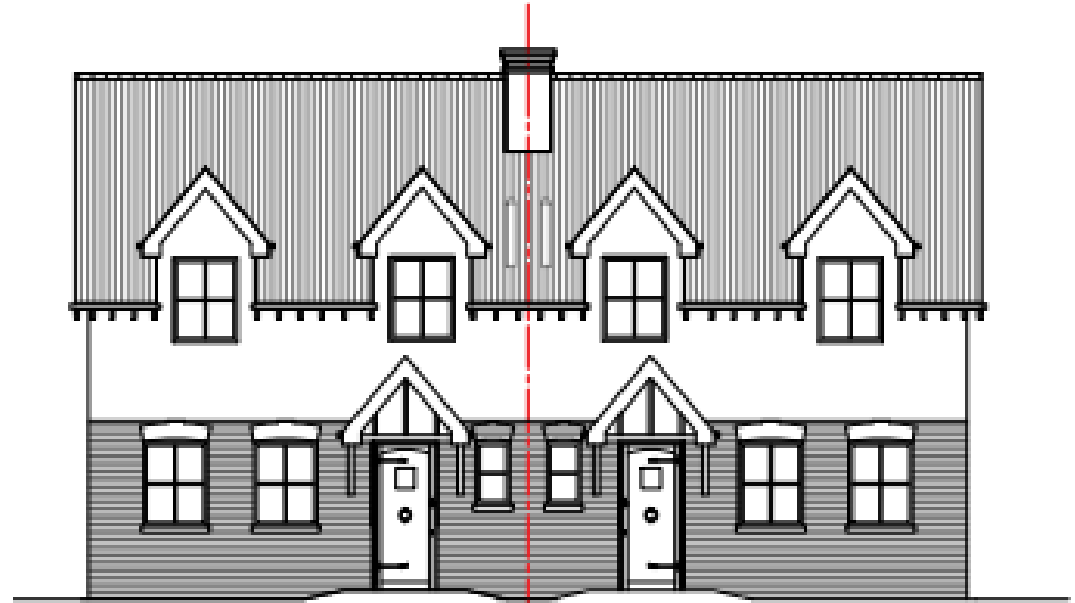


DEVELOPMENT SITE IN WICKFORD - FREEHOLD FOR SALE

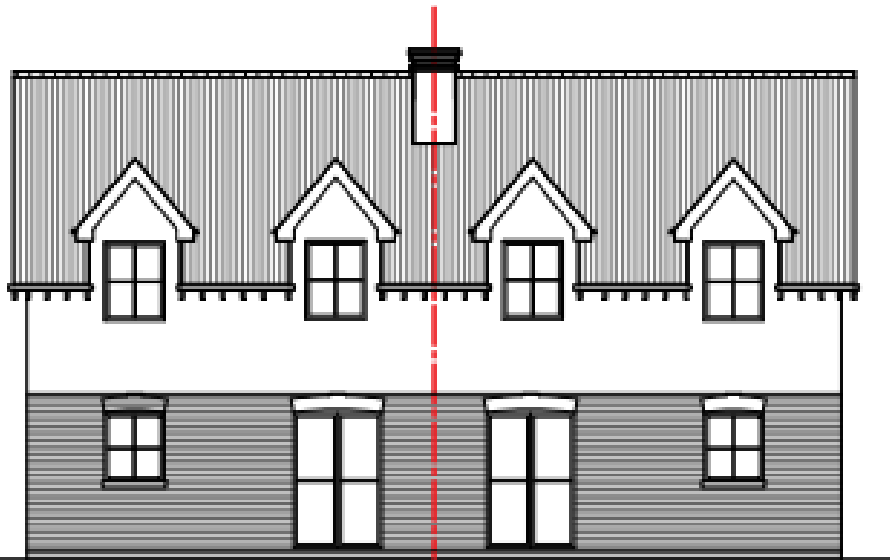
R/O 4 Nevendon Road, Wickford, Essex SS12 0QG

DETAILED PLANNING CONSENT FOR THE ERECTION OF TWO SEMI-DETACHED CHALET STYLE DWELLING HOUSES

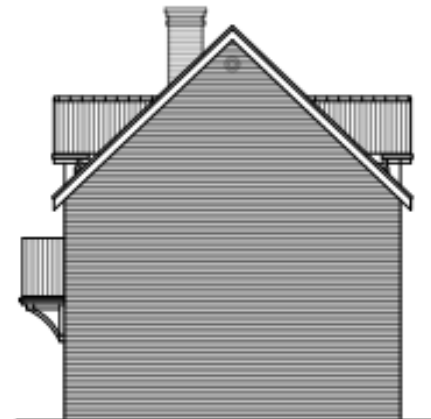
- ⇒ Prominent corner site in central Wickford close to all amenities
- ⇒ Wickford train station is within walking distance
- ⇒ Detailed planning permission received
- ⇒ Offers in excess of £185,000



Proposed Front Elevation



Proposed Rear Elevation



Proposed Flank Elevation



DESCRIPTION AND LOCATION:

Development site to the rear of 4 Nevendon Road. In the centre of Wickrod close to shops, bars, restaurants etc and within walking distance of Wickford railway station providing a frequent rail service to London Liverpool Street.

The site is more or less clear with the exception of a garage/workshop.

SITE

The whole site originally housed old workshop buildings and an existing residential dwelling.

The residential dwelling remains and is extended and enhanced to provide a three bedroomed terrace house with one bathroom, one downstairs w/c and a large ground floor family area.

The new build properties are to the rear of the current dwelling fronting Nevendon Road and the two 2 bed houses are 844 sq. ft. each.

FOR SALE FREEHOLD

Offers in excess of £185,000

VIEWING

The site can be seen externally but for additional information contact the Vendors sole appointed agents, Ayers & Cruiks.

PLANNING

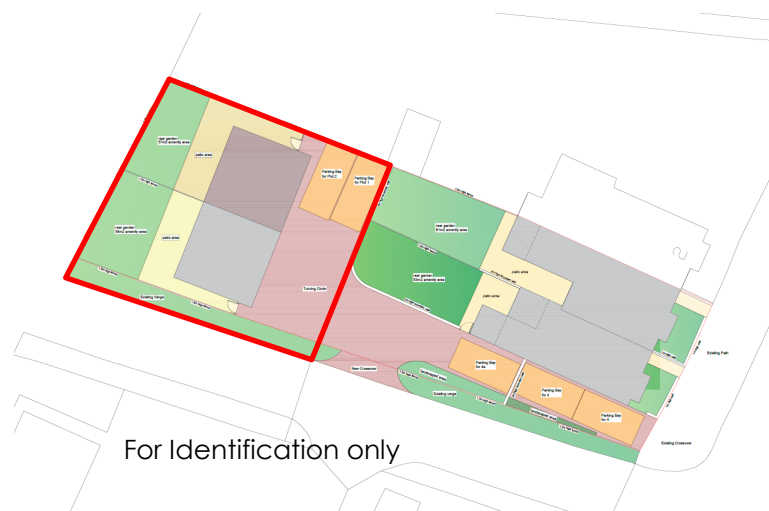
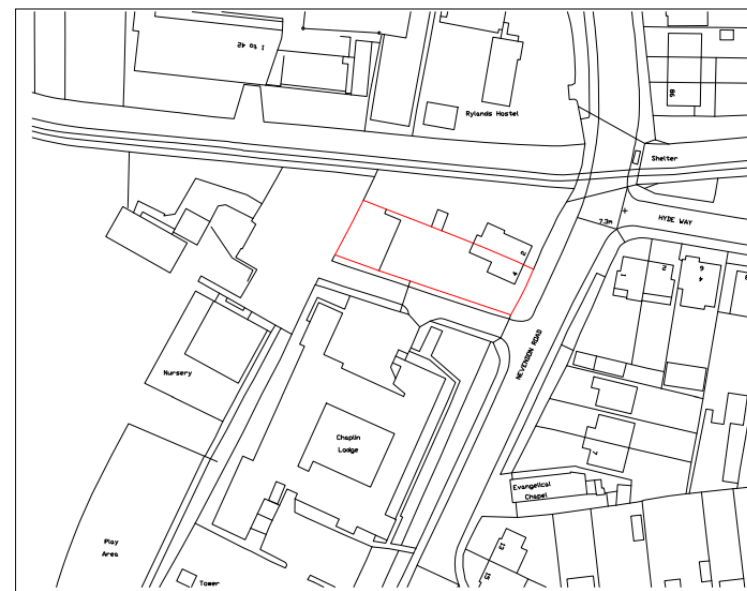
The site received detailed planning permission on the 18th September 2017 for the Demolition of existing out buildings. Erect two semi-detached chalet style dwelling houses at rear with associated landscaping and car parking forming vehicular access onto Nevendon Road. For additional site information, please contact Ayers & Cruiks.

Planning Reference 17/01116/FULL

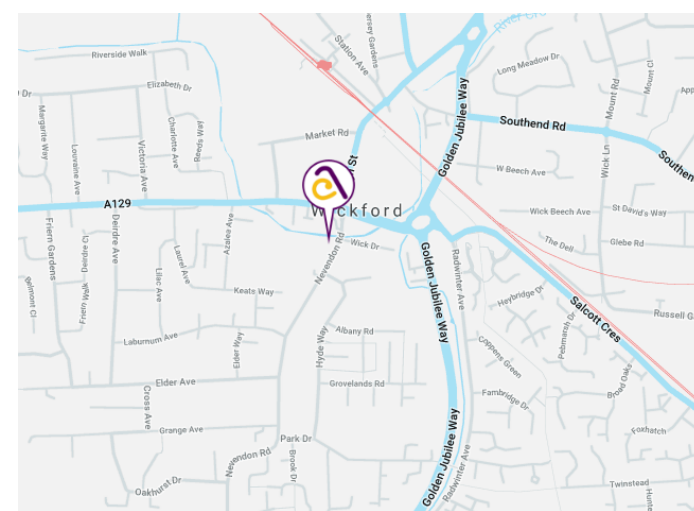
Contact Ayers & Cruiks for copies of plans and planning documents

LEGAL COSTS

Both parties to be responsible for their own legal costs.



For Identification only



Ayers & Cruiks

01702 343060

www.ayerscruiks.co.uk



Misrepresentation Act 1967

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