



FOR SALE

LAND AT PLOT C GREENLAWNS

ST MARKS ROAD | TIPTON | DY4 0SU



A Parcel of Freehold Land in Tipton

with potential for residential development subject to planning



A Parcel of freehold land with potential for residential development subject to obtaining any necessary planning permission.

- Freehold parcel of land
- Established residential location
- Convenient access to local amenities
- Potential for residential development (subject to planning consent)

GUIDE PRICE:

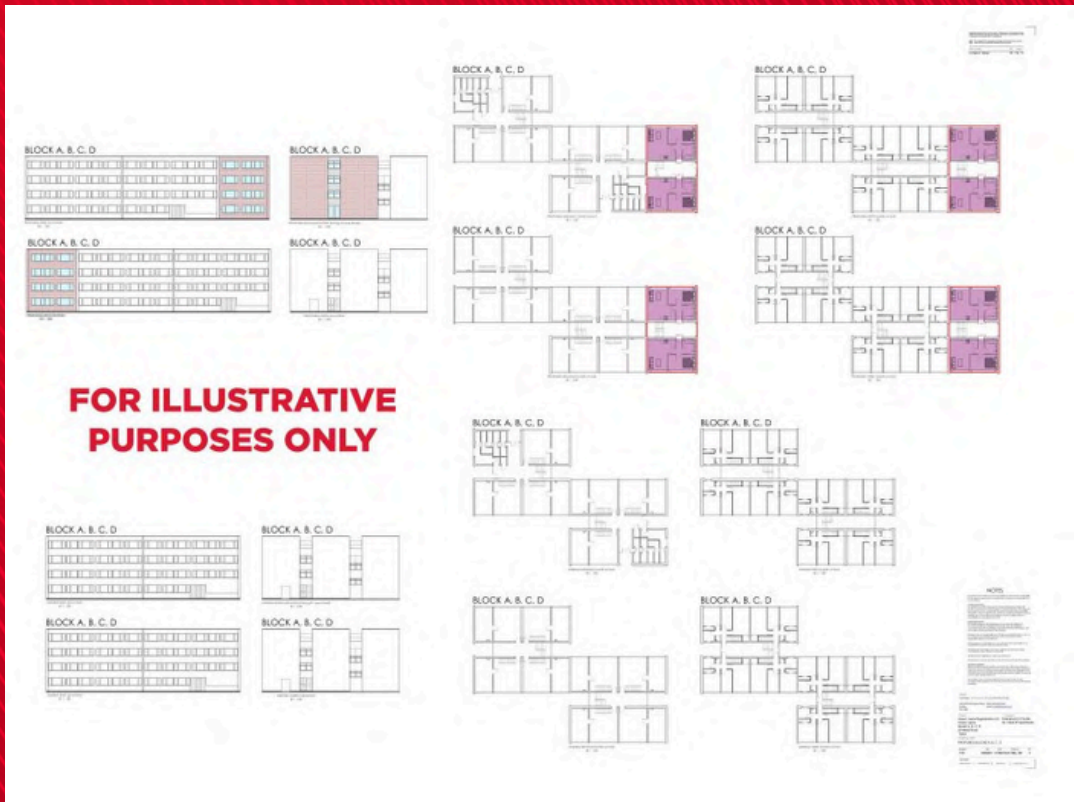
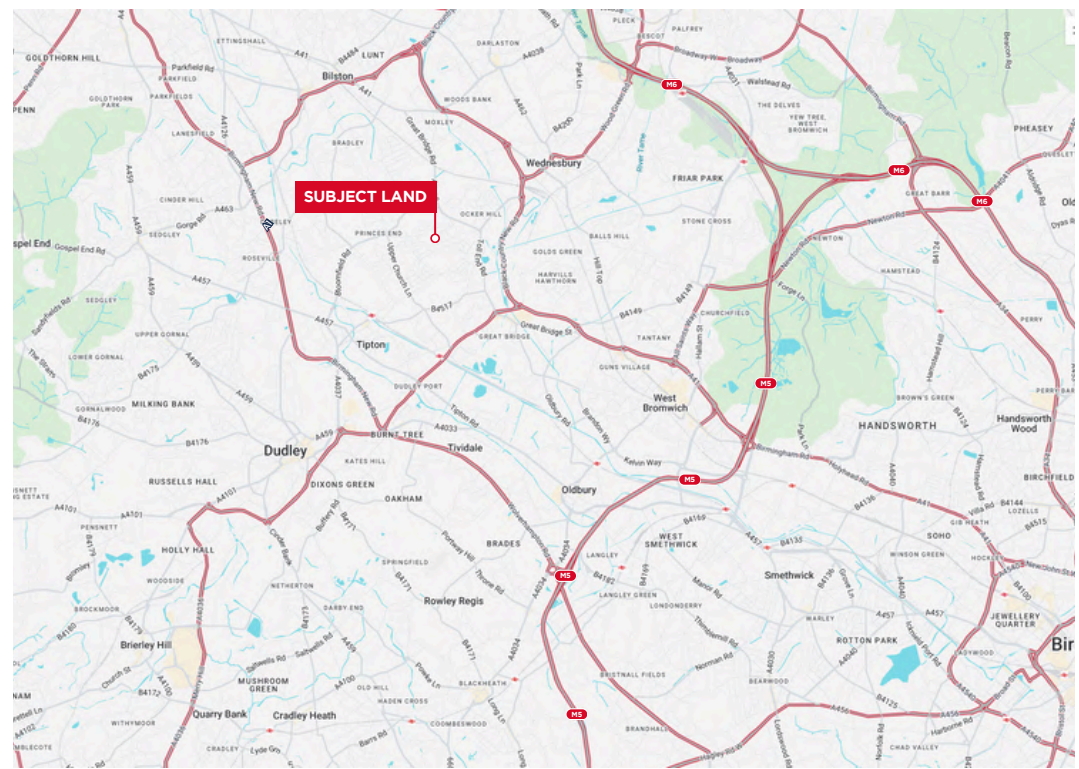
£20,000

DESCRIPTION

The land comprises broadly rectangular parcel of land situated adjoining existing four storey apartments buildings at Greenlawns off St Marks Road having potential for development of additional residential accommodation in keeping with the existing subject to obtaining any necessary planning permission or any other necessary consents.

LOCATION

The land is situated in a predominantly residential locality in Tipton about 2½ miles to the north west of Dudley Town Centre and about 4.5 miles to the south of Wolverhampton City Centre. The National Motorway Network can be accessed via Junction 2 of the M5 Motorway which is approximately 6.5 miles distant.



SITE AREA

0.025 acre

TENURE

We understand that the land is Freehold.

PLANNING

We are advised by the vendors that they have had informal discussions with Sandwell Metropolitan Borough Council, who have indicated that residential development in keeping with the rest of the site may be viewed favourably, subject to obtaining planning permission.

Interested parties must however make their own enquiries of the Local Planning Authority in respect of planning and independently satisfy themselves as to the suitability of the sites for any use or development they may propose.

SERVICES

Certain mains services are believed to be available within the vicinity of the property but interested parties should independently satisfy themselves as to the availability and suitability of any mains services for their particular requirements.

GROUND CONDITIONS & CONTAMINATION

Prospective purchasers must undertake their own investigations relative to ground conditions and contamination and independently satisfy themselves as to suitability of the site for any use or development they may propose.

PLANS/AERIAL PHOTOGRAPHS

Any plans or aerial photographs provided with these particulars are for identification purposes only and their accuracy is not guaranteed.

RIGHTS OF WAY, WAYLEAVES, EASEMENTS, RESTRICTIVE COVENANTS ETC.

Any plans or aerial photographs provided with these particulars are for identification purposes only and their accuracy is not guaranteed.

VALUE ADDED TAX

We understand that VAT will not be charged on this transaction

CONTACTS

James Mattin

0121 524 1172
jmattin@bondwolfe.com

Birmingham Office

0121 312 1212
agency@bondwolfe.com



BOND WOLFE

Bond Wolfe
Est. 1983
bondwolfe.com

Bond Wolfe
bw
Est. 1983
bondwolfe.com

Bond Wolfe for themselves and for the vendors or lessors of this property whose agents they are, give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute, nor constitute part of, an offer or contract. (ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but should satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Bond Wolfe has any authority to make or give any representation or warranty whatsoever in relation to this property.