



## Former Church Meeting Hall, Stafford Street, Crewe, CW1 3DU

**0.14 acres  
0.06 ha**



Offers in the region of

**£200,000**

A former church meeting hall with planning lapsed for the erection of 5 two storey terrace houses (Ref: P08/0366) and considered suitable for the same or similar, subject to planning and demolition of the existing building.

**To view: 01782 212201**  
**[commercial@bjbmail.com](mailto:commercial@bjbmail.com)**



## Location

The site is located less than 0.5 mile from Crewe town centre and Asda is within 0.3 miles. The immediate area is predominantly residential plus Pickmere Extra Care facility to the north and Adelaide School to the South.

## Description

The existing property is a former church meeting hall which was built circa 1982 and requires demolition as part of a development. The site measurements are:

Site area: 0.14 acres

Site frontage: 29m

Site depth: 19m

## Planning

Planning was originally obtained in 2008 (ref: P08/0366) and extended in 2011 (ref: 11/1367N), which has now lapsed. Plans are available to download from Cheshire East Council Planning Portal or from bjb upon request.

## Services

All mains services are available subject to any reconnection which may be necessary.

## Proof of Identity

To comply with Money Laundering Regulations, on acceptance of an offer for purchase or letting, the buyer or prospective tenant will be required to provide identification to Butters John Bee. Where a property is due to go to auction, all bidders will be required to register prior to auction.

## Tenure

Freehold with vacant possession upon completion.

## Offers

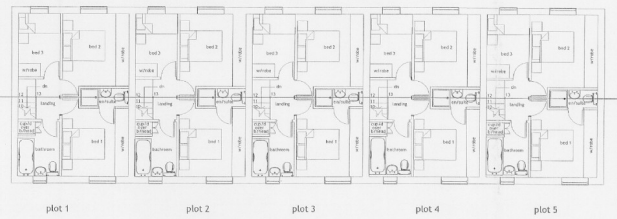
Offers on a conditional or unconditional basis will be considered.

## Viewings

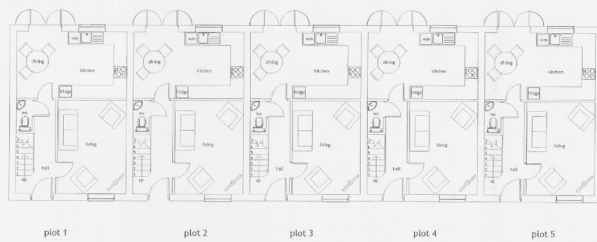
The site is being offered as a potential development opportunity therefore internal viewings are not required. Any party wishing to inspect the property will be by appointment via bjb commercial, Head Office, Lake View, Festival Way, Stoke-on-Trent ST1 5BJ. Telephone 01782 212201. Opening hours are 9.00-5.30pm, Monday to Friday.







FIRST FLOOR PLAN



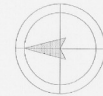
GROUND FLOOR PLAN

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No dimensions are to be relied upon in this drawing. CONTRACTOR TO SITE CHECK ALL DIMENSIONS PRIOR TO COMMENCING WORK.

0 2m 4m 6m 8m 10m



Drawing North

E	GROUND FLOOR LAYOUT CHANGES	APR 08
D	WC MOVED PORCH ADDED	FEB 08
C	KITCHEN DEEPENED OFFSET TO FRONT ELEVATION REMOVED	FEB 08
B	RECONFIGURED ROOMS	JAN 08
A	LAYOUT UPDATE	JAN 08
Revision		Date
Scale:	1:100 @ A2	Drawn: RW Date: JAN 08

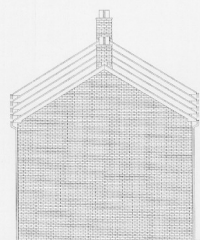
### Dobson Chapman

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Project:  
PROPOSED DEVELOPMENT  
STAFFORD STREET  
CREWE

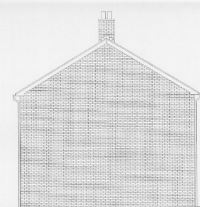
Drawing Title: PROPOSED FLOOR PLANS P08/0366-3 ©			
Project No:	3096	Dwg No:	Revision:
		06	F



PROPOSED NORTH ELEVATION



PROPOSED WEST ELEVATION



PROPOSED SOUTH ELEVATION



PROPOSED EAST ELEVATION

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0 2m 4m 6m 8m 10m

A	PORCHES REMOVED, CHIMNEYS ADDED, WEST ELEVATION ENTRANCE DOOR B. GROUND FLOOR WINDOW CHANGES, RENDER REMOVED, RAINFALL PIPES REPOSITIONED.	APR 08
Revision		Date
Scale:	1:100 @ A2	Drawn: RW Date: JAN 08

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PROPOSED DEVELOPMENT  
STAFFORD STREET  
CREWE

Drawing Title:			
PROPOSED ELEVATIONS			
P03/0366-2			
Project No:		Dwg No:	Revision:
3096		04	A

#### IMPORTANT NOTICE

As the Sellers agent, we are not Surveyors or Conveyancing experts and as such we cannot and do not comment on the condition of the property or other issues relating to title or other legal issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts. The copyright of all details, photographs and floorplans remain the possession of bjb.