



## Development Site

Higher North Town Lane, North Cadbury BA22 7BX

A development site in a semi-rural location with outline planning permission for 5 detached houses.

Offers in excess of £600,000 Freehold



Symonds  
& Sampson

ESTABLISHED 1858

## The Property

A wonderful opportunity to purchase a development site with outline planning permission to build 5 good sized detached houses.

## Situation

North Cadbury, a popular and desirable village, is an ancient Somerset village nestling in the foothills of the rolling hills and vales of unspoilt countryside. The village retains many of the historic value from pre-doomsday to the present day.

There is a post office with general store, sociable village pub, village hall, Pick Your Own fruit outlet with farm shop and primary school of repute.

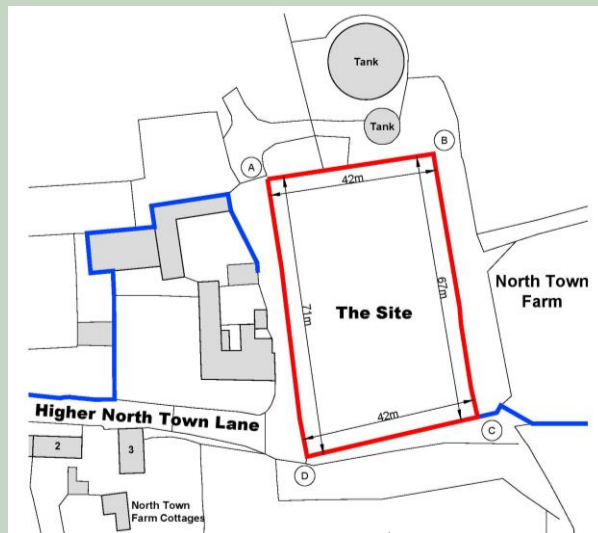
The popular towns of Castle Cary and Sherborne are within easy reach offering a wider selection of facilities, amenities and shops.

There are many major routes from the A303 to the Home Counties, London and Exeter with airport, A37 to the historic cities of Bath and Bristol with airport, the motorway connections making the south west easily accessible and commuter viable. There is the Intercity 125 mainline station to London/ Paddington at Castle Cary, Bruton station to Bath and the London/Waterloo line from Templecombe.

Many schools of repute with Bruton offering Sexeys, Bruton School for Girls and Kings, Millfield in Street, Hazelgrove in Sparkford and the Well's Blue School.

## Directions

From Sherborne: travel north on the B3145, peeling off to the left signposted Corton Denham. Proceed along this road through the villages of Corton Denham and South Cadbury after which the road will cross over the A303. Continue through the village of North Cadbury and continue on Cary Road. The turning for Higher North Town Lane is on the right hand side and the site can be identified by our for sale sign.



From Yeovil: from the A303 at Sparkford, take the A359 north towards Castle Cary. After approximately 1.5 miles, turn right signposted North Town and North Cadbury. The turning to Higher North Town Lane is on the left hand side and can be identified by our For Sale sign.

## Services & Local Authority

Mains Water and drainage are understood to be in the lane.

South Somerset District Council Tel 01935 462462

Planning application number 19/02235/OUT

## IMPORTANT NOTICE

Symonds & Sampson and their client give notice that:

1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary Planning, Building Regulation or other consents, and Symonds & Sampson have not tested any services, equipment, or facilities.

AWW/13/11/2018

## Viewing

Strictly by appointment through Symonds & Sampson  
Sherborne office on **01935 814488**