



Development Plot

2 Woodleigh, Drakes Broughton, WR10 2AN

Andrew Grant

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Freehold

Guide Price £65,000

For sale by underthehammer.com is this fantastic opportunity to acquire a plot of land with planning permission for a new 2-bedroom home.

KEY FEATURES

- Online auction
- Building plot
- Planning permission
- Investment opportunity
- Village location

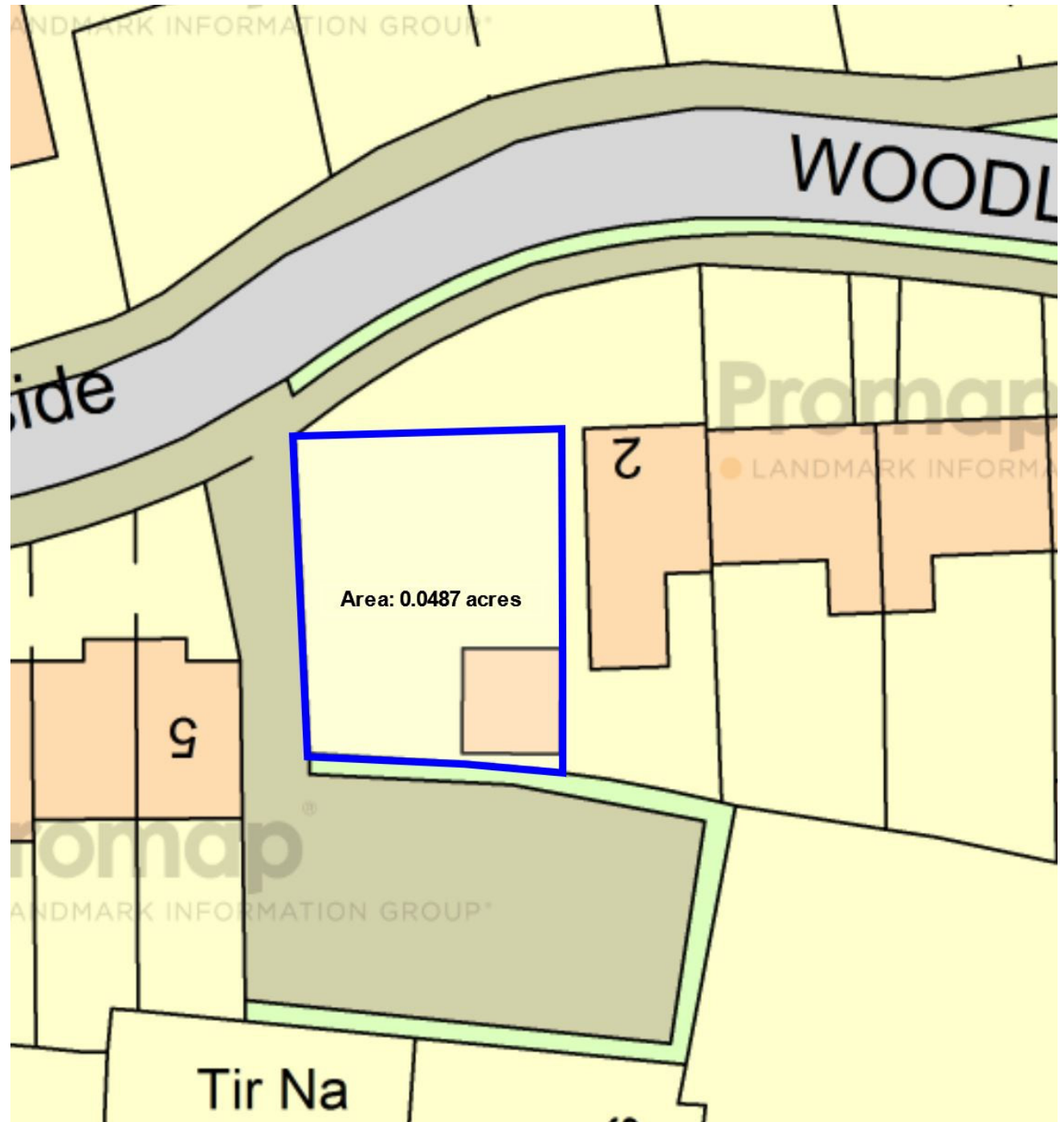
This superb plot is located on a quiet residential street and is a wonderful opportunity to create the perfect home for yourself or as an investment.

Planning Application

<https://plan.wychavon.gov.uk/Planning/Display/19/02265/FUL>

Situation

Drakes Broughton is a wonderful Worcestershire village with a good range of amenities including a church, village hall, general store, hairdressers, a fish and chip shop and two fantastic pubs the Old Oak and the Plough and Harrow. There is also a recreational ground on which the village football team play.





Local schooling is provided by St Barnabas School providing pre-school, first school and middle school education that feeds into Pershore High School.

The market town of Pershore is approximately 2 miles away and has a lot to offer with amenities including independent shops, an under-cover outdoor market, a supermarket, leisure facilities, a theatre, medical centres, a library and excellent schools nearby. The river Avon runs to the east of the town and has a wealth of scenic countryside walks.

Description

This great piece of land already has planning permission for a new 2-bedroom home which would make an ideal investment or to create your dream home to live in. The location is perfect on this ideal residential street in the most popular village of Drakes Broughton, living here will be a delight for any new homeowner.

Remote bidding facilities are also available, please contact our auction experts on 03455 120 115 or email bids@underthehammer.com

Viewing information

By prior arrangement with Andrew Grant, please call 01905 734 734

Start and Reserve Prices

Each property sold is subject to a Reserve Price. The Reserve Price will be within +/- 10% of the Start Price. The Start Price is issued solely as a guide so that you can consider whether or not to pursue.

Unconditional Auction Details

Contracts are exchanged immediately at the end of the auction and a 5% deposit (subject to a min. of £5,000) will be taken from the highest bidder. This deposit will contribute towards the purchase price. Completion will be 8 weeks (56 days), which means interested parties can proceed with traditional residential finance.



These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentation or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreage, estimated square footage, planning/building regulations' status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. We commonly receive referral fees from specialist service partners - an outline of these can be found here: <https://cutt.ly/referrals> and are reviewed annually in line with our financial year to identify any changes in average fee received.