

**CLEAR THINKING  
PROPERTY ADVICE**

**harris**lamb  
PROPERTY CONSULTANCY

**RESIDENTIAL LAND  
GLEBE FARM,  
WELDON, CORBY,  
NORTHAMPTONSHIRE**

**2.7 ACRE SITE  
FOR SALE**

[www.glebefarmweldon.co.uk](http://www.glebefarmweldon.co.uk)

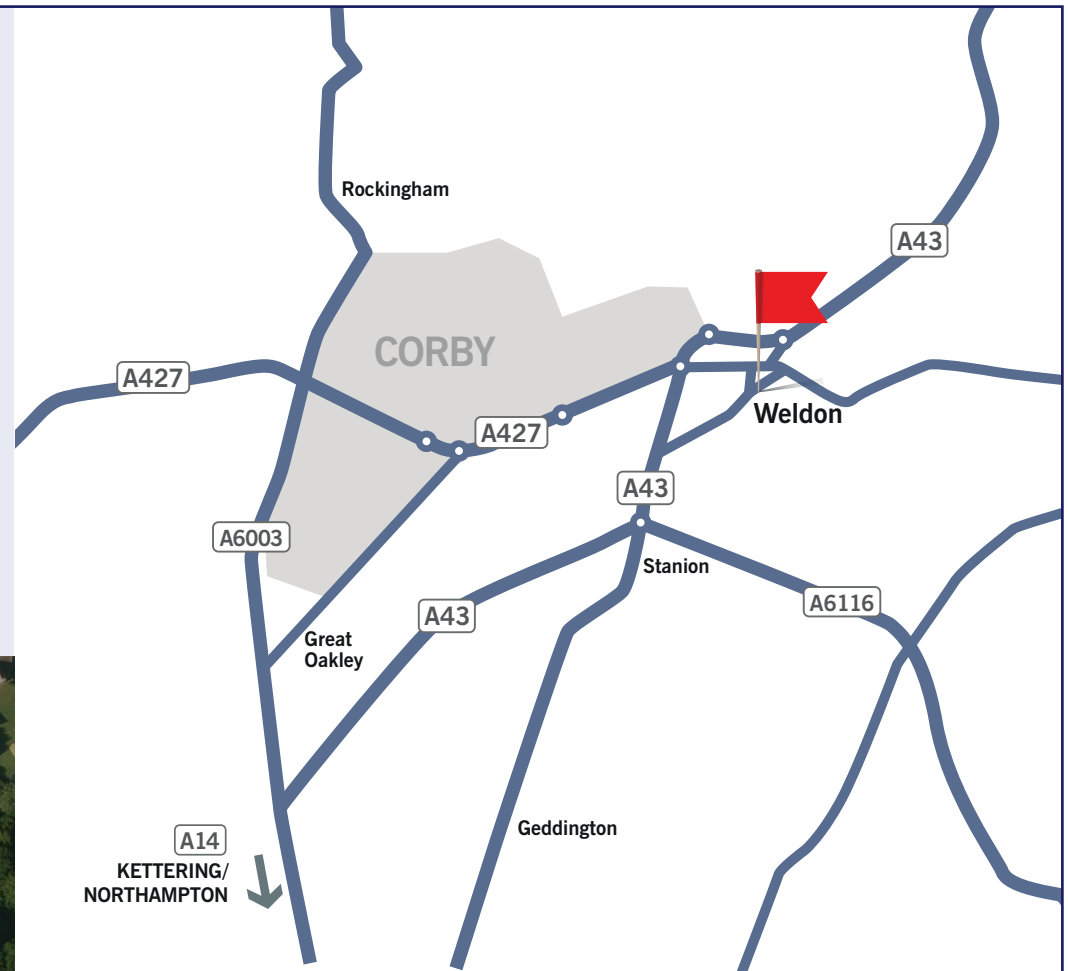


## Location

Weldon is located approximately 2.8 miles to the east of Corby town centre.

To the north of the site runs Church Street, to the west and south is the village confines and farmland beyond. To the east is a wooded area with housing beyond.

Weldon is by-passed by the A43 Stamford to Kettering Road, whilst the A427 passes through the village, providing a route to Market Harborough to the west and Oundle to the east. Much of the village is traditionally built and a designated Conservation Area. In recent years there has been considerable modern housing built.



The village provides local services and facilities including a primary school, a village hall, Public Houses and open space and sports pitches. In addition a full range of shops and services are provided in Corby some 2.8 miles to the north east and Kettering 8 miles to the south west. Corby also provides a full range of services such as: Leisure facilities including a 50m swimming pool and multiscreen cinema, restaurants, secondary schooling, shopping facilities, employment and medical facilities.

## Description

The site measures approximately 2.7 acres (1.1 hectares) and is located on the south western edge of the village. It is generally well contained from views into the site, with only two plots having a frontage to Church Street. The remainder of the site is not visible from Church Street. The eastern boundary is contained by the common boundary to 12 Church Street and an area of woodland, further serving to contain views of the site. A partly culverted watercourse runs through the centre of the site from west to east. The site is currently a farmyard which is mainly hard paved with small areas of scrub. The site hosts 5 no agricultural buildings. There are no notable landscape features and no Tree Preservation Orders affecting the site.





## Surrounding Area...



### Planning

The site has planning approval for the erection of 21 dwelling houses including associated infrastructure and landscaping. Details can be found on the Corby Borough Council website, application number: 16/00370/DPA.

### Data Room

A suite of documents and reports can be obtained via our dedicated data room which can be accessed by visiting the website [www.glebefarmweldon.co.uk](http://www.glebefarmweldon.co.uk)

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