



£125,000



TENURE: Freehold



EPC RATING: N/A



COUNCIL TAX BAND:

## Hixon Stafford

Building Plot, Adjacent to Sunnyside Cottage Featherbed Lane Hixon



***A truly exceptional opportunity beckons for individuals envisioning the creation of their perfect abode nestled in the heart of Hixon village.***

This unique chance presents itself with approved full planning (23/37596/FUL) for a contemporary split-level detached house that promises not only stunning architectural design but also a gorgeous practical layout. For a comprehensive understanding, detailed specifications are readily available on the Stafford Borough Council website. If the idea of curating your own home in this remarkable location resonates with you, we invite you to connect with us for further insights and details.

- Built Plot With Full Planning Permission - 23/37596/FUL
- Approval For Detached Split Level Dwelling
- Fantastic Village Location
- Hall, Dining Room, Cloak Room & Utility
- Kitchen/Dining Room
- Three En-Suite Bedrooms, Separate Study & Lounge

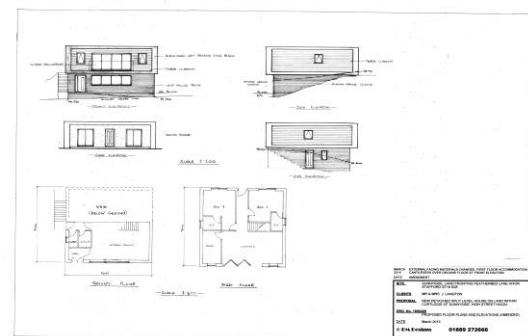
You can reach us **9am to 9pm**, 7 days a week

14 Salter Street, Stafford, Staffordshire, ST16 2JU

**01785 223344**

[hello@dourishandday.co.uk](mailto:hello@dourishandday.co.uk)



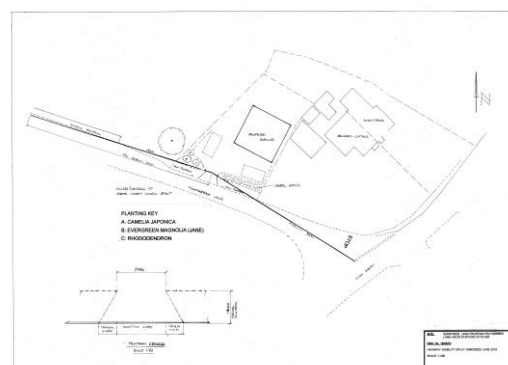
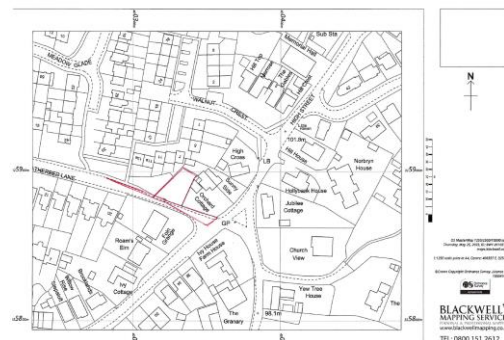


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PRE-BUILD PROPERTY

NO EPC

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