



2 Dipton Grove, Cramlington, Northumberland NE23 6DP

- Planning Permission Granted
- x 4 Three Bedroom Town Houses
- Site Area 0.0835 acres (338.7 sq. m.).
- Planning Granted 2012 (Lapsed)
- Well Maintained Site
- Located within Residential Estate
- Within Walking Distance to Amenities

Price: £120,000 Freehold

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Location

The site is located on the corner of Adderstone Ave and Dipton Grove conveniently located for all the amenities Cramlington has to offer including Manor Walks Shopping Centre, leisure and medical facilities as well as schools and good access to road and bus links.

Description

Rook Matthews Sayer are delighted to bring to the market a building plot of circa 0.0835 acres (338.7 sq. m.). The corner site is well maintained with grass surface and easy road access.

Proposal

Erection of 4 dwellings and associated drives for private parking. Application Permitted 15th August 2012

Planning Reference

12/01947/FUL

Tenure

Freehold

Price

£120,000

Viewing

Strictly by appointment through this office.

Notice

Under the terms of the Estate Agent Act 1979 (section 21) please note that the client we are acting for on the sale of this property is a 'Connected Person' as defined by that Act.

Important Notice

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

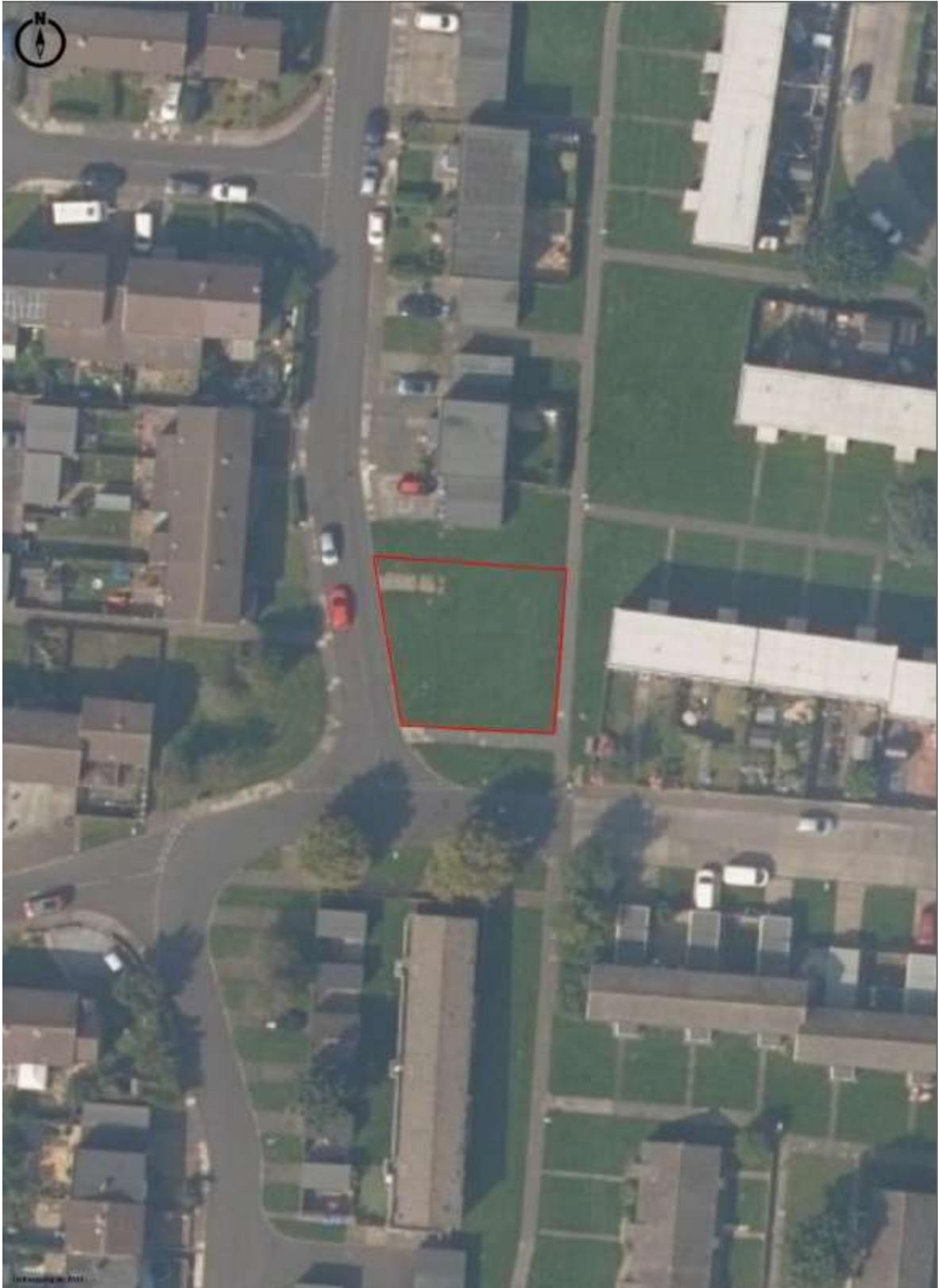
Ref: H289 (Version 1)

Prepared: 07th December 2020

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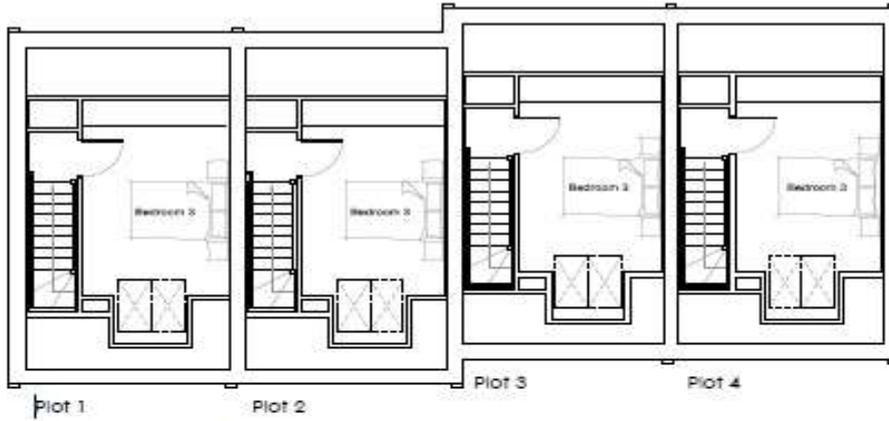
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Important Note: None of the services have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Rook Matthews Sayer for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No persons in the employment of Rook Matthews Sayer has any authority to make or give any representation or warranty whatever in relation to this property.

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Second Floor Plan (Within Roof Void)



First Floor Plan



Ground Floor Plan