

St Albans Land at Wynches Farm Drive, Hertfordshire AL4 0XH



Tenure
Freehold.

Location

The property is situated on the south side of Wynches Farm Drive. A wide range of shops and amenities is available in St Albans town centre, which is within a 15 minute drive to the west. St Albans Rail Station is approximately 1.6 miles to the west, providing a frequent service to Central London. The M1, M25 and A1(M) Motorways are all easily accessible.

Description

The property comprises an irregular shaped site extending to approximately 0.07 hectares (0.17 acres).

A Freehold Site extending to Approximately 0.07 Hectares (0.17 Acres). Possible potential for Residential Development subject to obtaining all necessary consents

Accommodation

Site Area Approximately 0.07 Hectares (0.17 Acres)

Note

The deposit for this lot must be paid by debit card or by bank transfer.

Planning

Local Planning Authority: St Albans District Council.

Tel: 01727 866100.

The site may afford possible potential for residential development, subject to obtaining all necessary consents.

A 'Planning Note' has been compiled and provided by the seller. A copy of this note is available for inspection within the legal documentation pack. Prospective purchasers are advised to read this note and undertake their own enquiries so that they may form their own opinion as to the development potential offered by the site and are deemed to bid accordingly.



VACANT – Freehold Site

Middlewich 26 Westlands Road, Cheshire CW10 9HN

Tenure
Freehold.

Location

The property is located on Westlands Road, close to its junction with East Road. Local shops and amenities are within easy walking distance in Middlewich town centre, and include a Tesco superstore, Morrisons and Barclays Bank. The M6 Motorway is to the east and local bus routes run along Nantwich Road.

Description

The property comprises a semi-detached house arranged over ground and first floors beneath a pitched roof. The property benefits from gardens to the front and rear, off-street parking and a garage.

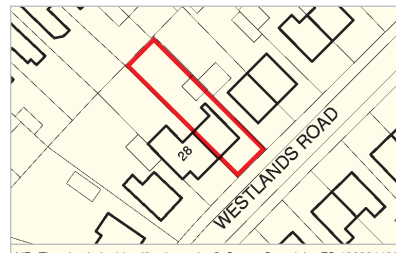
A Freehold Semi-Detached Three Bedroom House with Garden, Garage and Off-Street Parking. Close to Middlewich Town Centre

Accommodation

Ground Floor – Reception Room, Kitchen/Diner
First Floor – Three Bedrooms, Bathroom/WC

To View

The property will be open for viewing every Tuesday and Thursday before the Auction between 9.45 – 10.15 a.m. These are open viewing times with no need to register. (Ref: MW).



NB. The plan is for identification only. © Crown Copyright, ES 100004106



VACANT – Freehold House

Prospective buyers are strongly advised to read the Auctioneers' Notices Part One and Part Two and all applicable conditions of sale and addenda.

To request Legal Documents, Special Conditions of Sale and any Errata/Addenda please refer to pages 3, 8 and visit www.allstop.co.uk.

BUYER'S FEE: The successful Buyer will be required to pay to the Auctioneers a buyer's fee of £1,000 (including VAT) upon exchange of sale memoranda – reduced to £200 (including VAT) for lots sold under £10,000

COSTS CHARGED BY THE SELLER: Please refer to the Special Conditions of Sale, and any subsequent revisions thereto, for details of any costs or fees to be charged by the Seller in addition to the Lot price.