

## Milton Keynes Site at 37 Vicarage Road, Stony Stratford, Buckinghamshire MK11 1BN

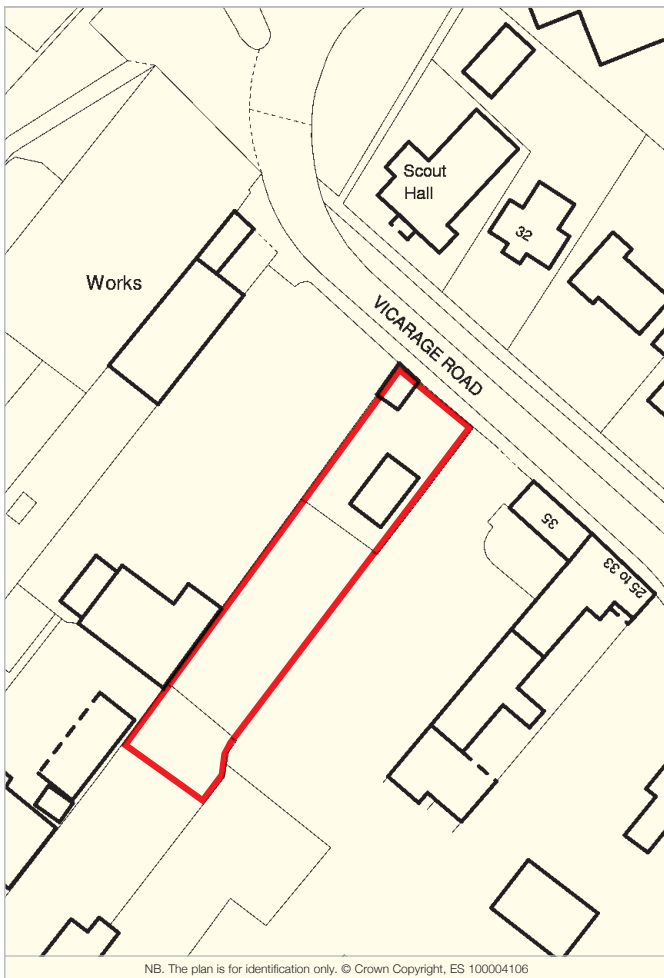
- A Freehold Site extending to Approximately 0.084 Hectares (0.209 Acres)
- Possible Potential for Development subject to obtaining all necessary consents
- Comprises Two Derelict Buildings and Car Parking Area

### Vacant Possession

BY ORDER OF  
MILTON KEYNES COUNCIL



VACANT – Freehold Site



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

#### Tenure

Freehold.

#### Location

The property is situated on the south-west side of Vicarage Road, to the north-west of its junction with St Giles Mews. Shops are available along High Street to the north, with a more extensive range of facilities being accessible in Wolverton and Milton Keynes town centres. Rail services run from Wolverton Station approximately 2.5 miles to the east, providing direct access to Central London. The open spaces of Stony Stratford Nature Reserve are nearby. The M1 Motorway is to the east. The property is located within the Stony Stratford Conservation Area.

#### Description

The property comprises a rectangular site extending to approximately 0.084 hectares (0.209 acres).

#### Accommodation

The site comprises two derelict buildings and a car parking area.

Site Area Approximately 0.084 Hectares (0.209 Acres)

#### Planning

Local Planning Authority: Milton Keynes Council.

Tel: 01908 691691.

The property may afford possible potential for development, subject to obtaining all necessary consents. Prospective purchasers are deemed to have made their own enquiries in this regard.

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.alltop.co.uk](http://www.alltop.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.