



For Sale

1.06 Acres

(0.43 Hectares)

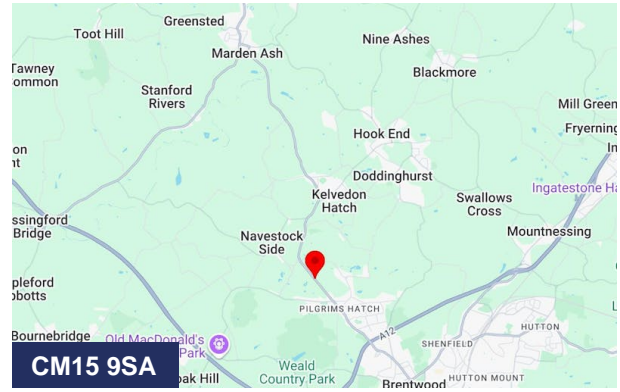
Offers in the region of £1,750,000

Land with Development
Potential (STP)

- Former Residential Planning Consent
- Alternative Uses Considered (STP)

Location

The property known as 'Oakwood' is located on the western side of Ongar Road (A128) to the rear of the former Straight Mile Nursery Garden Centre in the semi-rural village of Pilgrims Hatch. Approximately 2.5 miles north of Brentwood Town Centre. Brentwood Station serves the Great Eastern Main Line and is now part of the new Elizabeth Line. The M25 (J28) and A12 are within 10 minutes' drive and the A127 within 15 minutes' drive.



Description

The property comprises a broadly rectangular site registered under Title No – EX229867. The site is accessed directly from Ongar Road via an access road which runs alongside the former nursery.



Accommodation

Description	Size
Site Area	1.06 Acres

Terms

The property is offered freehold. Unconditional offers are sought.

Planning and Use

Planning permission was granted in 2017 (ref 16/01437/FUL) for the demolition of commercial buildings and the construction of 5 no dwellings with garages and associated landscaping. The development commenced but had not been built in accordance with the approved plans. The properties that were part built have now been demolished.



The site is currently vacant and any prospective purchaser is to satisfy themselves regarding planning and use.

Price

Offers in the region of £1,500,000, subject to contract.

VAT

Value added tax is not applicable to the purchase price

Legal Costs

Each party to bear their own legal costs

AMLR

In line with current Anti-Money Laundering Regulations, all prospective tenants or purchasers will be required to provide satisfactory identification and verification documentation before any offer can be accepted. We may undertake electronic checks to comply with these obligations.

Summary

Available Size	1.06 Acres
Price	Offers in the region of £1,750,000
EPC Rating	EPC exempt - No building present

Viewing & Further Information

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