

BIGGIN HILL

LAND AT THE JUNCTION OF MAIN ROAD &
HILLCREST ROAD
TN16 3AX

LINAYS

COMMERCIAL

26A STATION SQUARE
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FOR SALE FREEHOLD BUILDING PLOT - PLANNING PERMISSION 4 BED DETACHED HOUSE

Location

Biggin Hill is situated within The London Borough of Bromley. The M25 motorway can be accessed via Junction 6 at Godstone, or Junction 5 at Sevenoaks. Mainline train services are available at nearby Oxted or Sevenoaks with direct services to Central London. Croydon tram link can be reached in New Addington.

The site is situated at the junction of Temple Road and Main Road in a predominantly residential area and opposite the public library.

Biggin Hill offers a range of shopping facilities including a Waitrose Supermarket plus professional offices and catering establishments.



South West Side Elevation

Description

Planning Permission has been granted under reference **DC/19/01601/FULL1** by the London Borough of Bromley for the erection of a detached house.

Proposed ground floor comprising open plan lounge, dining area, kitchen plus utility room and cloakroom/WC. The first floor could provide four bedrooms, one with en-suite plus family bathroom/ WC. The proposed development will include two garden areas and a double garage with forecourt.

Accommodation

(with approximate dimensions and floor areas)

The plot is irregular in shape and has an approximate area of 4,635 sq.ft (430 sq.m) with frontages to Main Road and Temple Hill

Sale Price

£250,000 (Two Hundred and Fifty Thousand Pounds)

THE PROPERTY MISDESCRIPTIONS ACT 1991

The agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order of fit for the purpose. Prospective Purchasers/Lessees are advised to obtain verification from their Solicitor or Surveyor. References to the tenure of this property are based on information supplied by our Clients. The Agent has not had sight of the Title Documents and prospective Purchasers/Lessees are advised to obtain verification from their Solicitor.

These Particulars do not form, nor form any part of, an offer or contract. Neither Linays Commercial nor any of their employees has any authority to make or give further representations or warranties to the property

Ref: NL/5045

Rating Assessment

N/A

Legal Costs

Each party to bear their own legal and professional costs in respect of this transaction.

VAT

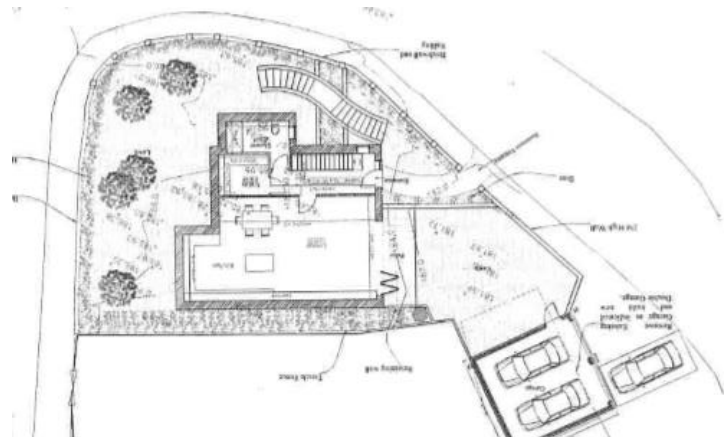
We have been advised by our clients that VAT will **NOT** be payable upon the sale price under current legislation.

Planning

We provide below a link to the London Borough of Bromley Planning Portal/ website. Prospective purchasers should make their own planning and other enquiries with the local authority and utility companies etc.

<https://searchapplications.bromley.gov.uk/onlineapplications/applicationDetails.do?activeTab=documents&keyVal=PPF8QJBT8500>

Proposed Floor Plans



Viewings

Available by prior appointment via Linays Commercial Limited.



Contact:
Mandeep Cheema

Email:
mc@linays.co.uk

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