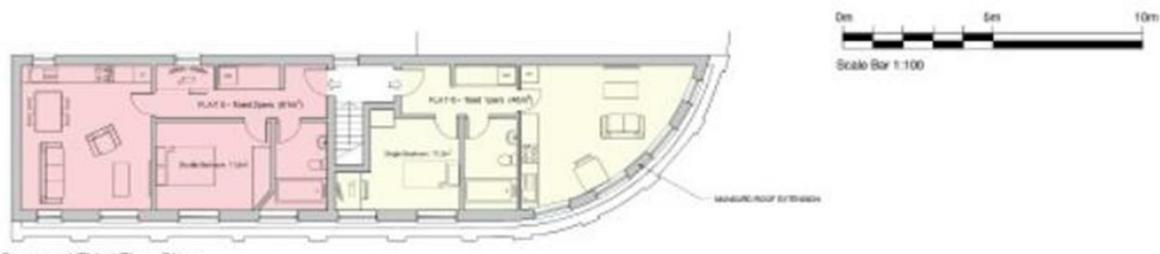




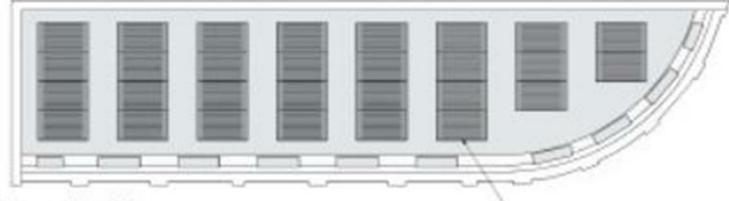
Guide Price £325,000

Freehold

phillipmann  
we do more



Proposed Third Floor Plan  
1:100



Proposed Roof Plan  
1:100

Client: Spruce Planning  
 Project No: 1 Meachling Road, Newhaven, BN9 9QX  
 Planning Description: Proposed Third floor and Roof  
 Page No: A3, Sheet No: M, Date: Nov 2023  
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# inbrief...

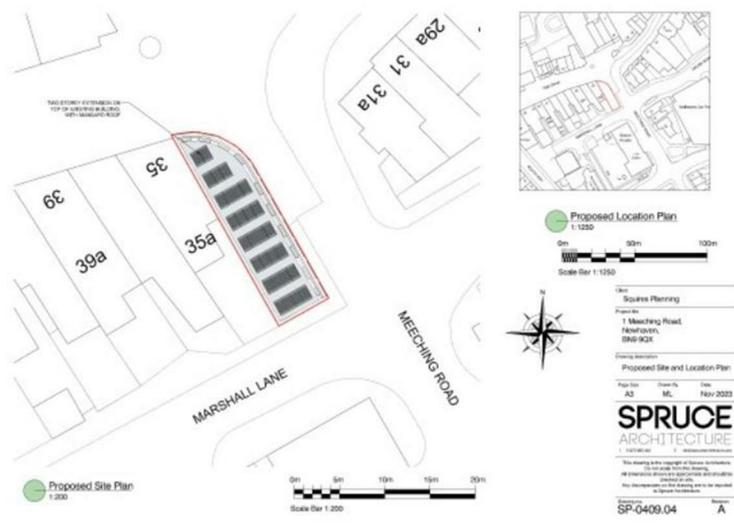
Development Opportunity – Newhaven Town Centre  
 Phillip Mann Estate Agents are delighted to offer for sale this substantial development site located in the heart of Newhaven Town Centre.

The property is currently arranged as a two-bedroom ground floor flat, one commercial unit and a first-floor dance studio.

The site benefits from FULL planning permission for the redevelopment of the property to create six one-bedroom flats along with two commercial units, offering an excellent investment and development opportunity.

Planning details and approved plans can be viewed via the Lewes and Eastbourne Councils planning portal using reference LW/23/0769.

For further information, please contact the Newhaven office of Phillip Mann Estate Agents on 01273 517517.

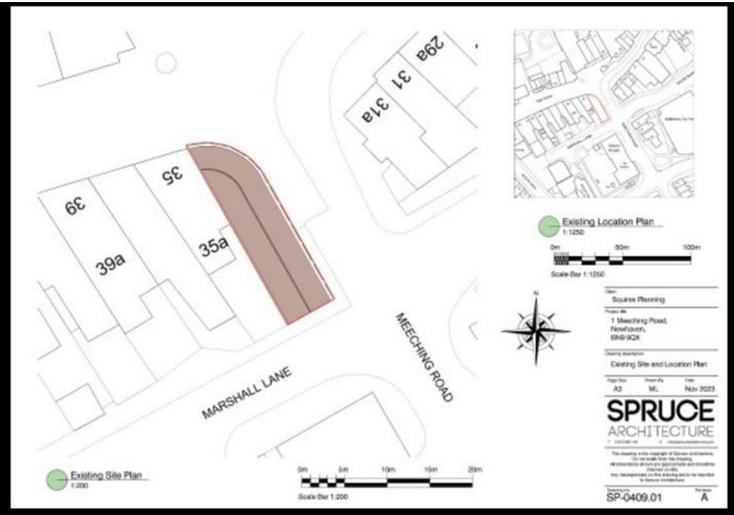


Proposed Site Plan  
1:200



Proposed Location Plan  
1:1250

Client: Spruce Planning  
 Project No: 1 Meachling Road, Newhaven, BN9 9QX  
 Planning Description: Proposed Site and Location Plan  
 Page No: A3, Sheet No: M, Date: Nov 2023  
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Existing Site Plan  
1:200



Existing Location Plan  
1:1250

Client: Spruce Planning  
 Project No: 1 Meachling Road, Newhaven, BN9 9QX  
 Planning Description: Existing Site and Location Plan  
 Page No: A3, Sheet No: M, Date: Nov 2023  
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## moreinfo...

Phillip Mann Newhaven Office  
 16 Bridge Street, Newhaven, BN9 9PJ  
 01273 517517

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