



Fiddlers Hamlet, Epping, CM16

BUTLER  STAG



A strategic land opportunity of 0.65 acres in Fiddlers Hamlet, Epping. The site has no residential planning history and sits within the greenbelt but may have medium/long term development prospects.



Freehold

- Strategic Land Opportunity
- Highly Sought-After Location
- 0.65 Acres / 0.26 Hectares
- Unconditional Offers Invited
- Close Proximity To Epping Station
- Largely Level Land

LOCATION:

The site is accessed off of Stewards Green Road, CM16 which runs directly into Epping. Epping Station is just 1.2 miles away, and the M25 & M11 are both within a short commute.

DESCRIPTION:

The plot measures 0.65 acres/ 0.26 hectares. This unique opportunity is set in a highly sought-after location within a short distance of areas such as Epping and Theydon Bois coming back towards London.

PLANNING:

The site has no residential planning history but given recent activity in the area we feel there is a positive chance of residential development gain.

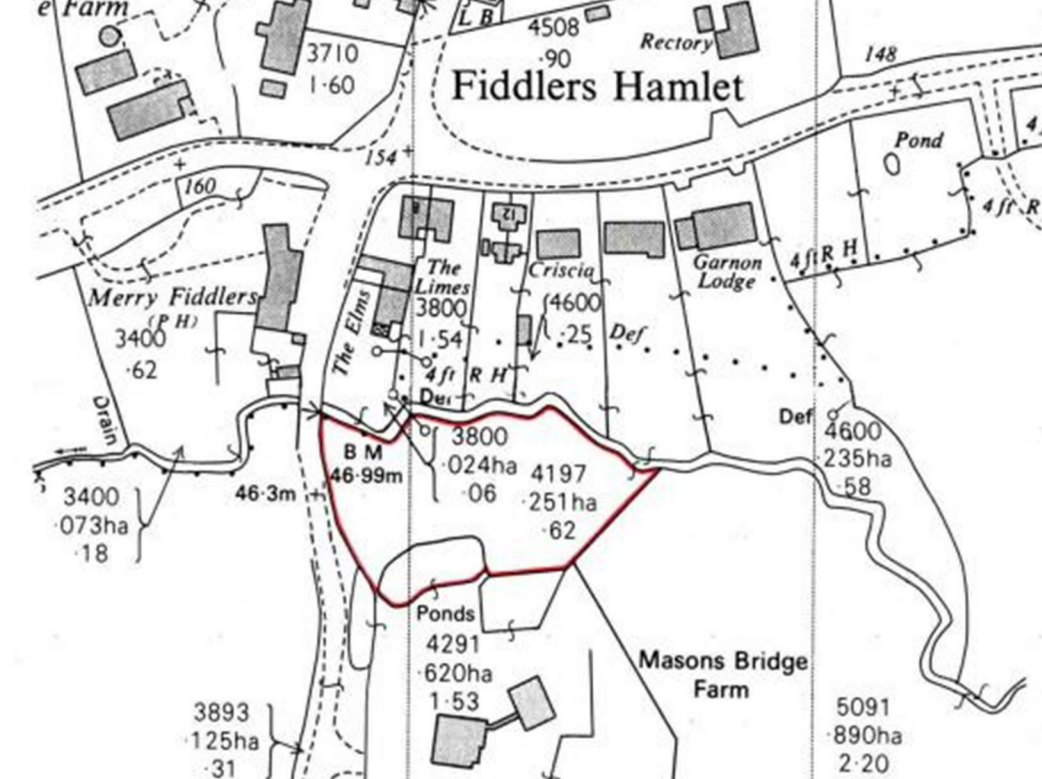
FURTHER INFORMATION:

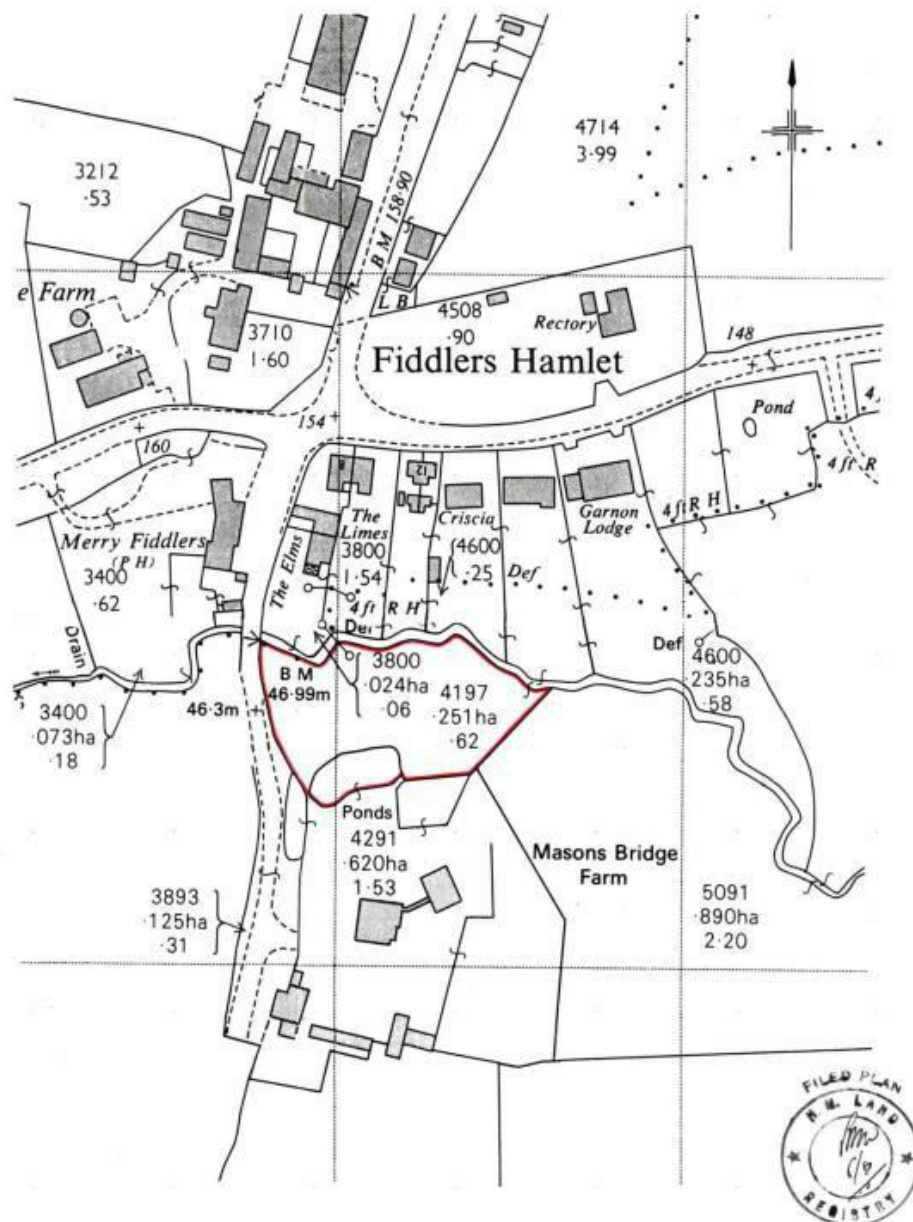
There are tree preservation orders in place on the site.

TERMS OF OFFER:

Offers are sought from parties unconditionally.







IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

BUTLER & STAG

☎ 020 4542 2999

🏠 Unit 6 Buckingham Court Rectory Lane, Loughton,
Essex. IG10 2QZ
✉ enquires@butlerandstag.com

www.butlerandstag.uk