

Parcel of Land @, Campbell Farm Drive, Lawrence Weston, Sold @ Auction £35,000



- FOR SALE BY ONLINE AUCTION
- WEDNESDAY 16TH OCTOBER 2024
- VIDEO TOUR NOW ONLINE
- VIEWINGS - REFER TO DETAILS
- LEGAL PACK COMPLETE
- SOLD @ OCTOBER LIVE ONLINE AUCTION
- FREEHOLD 1 ACRE PARCEL OF LAND
- FAILED PLANNING HISTORY
- SCOPE FOR DEVELOPMENT STC
- 28 DAY COMPLETION

Hollis Morgan - OCTOBER LIVE ONLINE AUCTION – A Freehold 1 ACRE PARCEL OF LAND with FAILED PLANNING HISTORY and scope for DEVELOPMENT subject to consents.

Parcel of Land @, Campbell Farm Drive, Lawrence Weston, Bristol, BS11 OLD

Accommodation

FOR SALE BY LIVE ONLINE AUCTION
*** SOLD @ OCTOBER LIVE ONLINE AUCTION ***

GUIDE PRICE £25,000 +++
SOLD @ £35,000

ADDRESS | Parcel of Land @ Campbell Farm Drive, Lawrence Weston, Bristol, BS11 OLD

Lot Number 39

The Live Online Auction is on Wednesday 16th October 2024 @ 17:30
Registration Deadline is on Monday 14th October 2024 @ 16:00

The Auction will be streamed LIVE ONLINE via the Hollis Morgan website & you can chose to bid by telephone, proxy or via your computer.
Registration is a simple online process – please visit the Hollis Morgan auction website and click "REGISTER TO BID"

GUIDE PRICE RANGE

The vendors have issued a guide price range of £25,000 - £50,000 for this lot.

THE LAND

A Freehold parcel of land of approximately 1 acre with Road frontage onto Campbells Farm Drive.
Sold with vacant possession.

Tenure - Freehold

Utilities, Rights & Restrictions - Please refer to the Legal Pack

Flood Risk - Please refer to the Legal Pack

THE OPPORTUNITY

DEVELOPMENT SITE | SUBJECT TO PLANNING

The land has been subject to various failed historic planning applications.
We understand there is scope for a residential scheme subject to gaining the necessary consents.

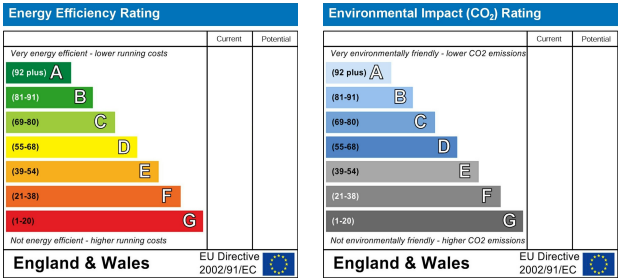
PROPOSED SCHEME REFERENCED IN DETAILS

The vendors applied for 16 units on the site (12 houses & 4 flats).
See proposed block plan in details.
The proposed scheme was 100% affordable housing although it is our understanding the requirement is only 30%.
The application was deemed invalid due to lack of surveys etc - please see copy of email below from BCC in online legal pack,
This application was submitted in 2022 and deem invalid in Feb 2024.

Floor plan



EPC Chart



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Auction Property Details Disclaimer

Hollis Morgan endeavour to make our sales details clear, accurate and reliable in line with the Consumer Protection from Unfair Trading Regulations 2008 but they should not be relied on as statements or representations of fact.

Please refer to our website for further details.