



Masters Church Site Park Road, Kingswood, Bristol, BS15 1QU

Sold @ Auction £300,000

Hollis Morgan APRIL AUCTION - A Freehold DEVELOPMENT SITE of circa 2 ACRES with scope for 19 FLATS and 3 HOUSES plus Parkland - Subject to Planning.



Masters Church Site Park Road, Kingswood, Bristol, BS15 1QU

FOR SALE BY AUCTION

*** SOLD PRIOR TO AUCTION ***

GUIDE £225,000 +++
SOLD PRIOR @ £300,000

LOT NUMBER 31

Wednesday 11th April 2018
All Saints Church Pembroke Road, Clifton, Bristol BS8 2HY
Legal packs will be available for inspection from 18:00.
The sale will begin promptly at 19:00

EXTENDED COMPLETION

Completion is set for 6 weeks or earlier subject to mutual consent.

VIEWING

The site can be viewed externally from Park Road and Regent Street but given the hazardous condition of the buildings it is unsafe for public viewing and anyone entering the site must do so at their risk.

SOLICITORS

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ONLINE LEGAL PACKS

Digital Copies of the Online legal pack can be downloaded Free of Charge.
Please visit the Hollis Morgan Website and select the chosen lot from our Current Auction List.
Follow the RED link to "Download Legal Packs" For the first visit you will be required to register simply with your email and a password. Having set up your account you can download legal packs or if they are not yet available they will automatically be sent to you when we receive them. You will be automatically updated by email if any new information is added.
*** STAY UPDATED *** By registering for the legal pack we can ensure you are kept updated on any changes to this Lot in the build up to the sale.

THE PROPERTIES

A Freehold 2 acre site with access from Park Road and Regent Street with four main elements.

Masters Church (Grade II listed - 1851)
Graveyard
New Build Site

Adjoining Properties (Not included)

Chapel House - Sold in 2015 and now refurbished and in private ownership
Tabernacle - Transferred to local charity The Whitfield Tabernacle Trust.

LOCATION

The Site occupies a secluded position close to the bustling Kingswood High Street. Local amenities and services including convenience stores, pubs, bars and cafes are all within walking distance. Located just four miles east of Central Bristol, High Street, Kingswood, is conveniently situated on the A420 which is a major route leading out of the city centre and also provides direct access to the Avon Ring Road and in turn to the M32, M4 and M5 motorway networks.

THE OPPORTUNITY

Planning has been previously sought but it has yet to be decided and the site is sold without the benefit of granted planning permission but with the huge potential for the following scheme.

MASTERS CHURCH

Planning sought for 19 Duplex Apartments with parking.

NEW BUILD SITE

Planning sought for a terrace of 3 x 3 Bedroom houses with parking and gardens.

GRAVEYARD

Planning sought to redesign into open parkland and parking for associated buildings.

PLANNING - AWAITING DECISION

Reference PK16/4840/F
Alternative Reference PP-05422269
Application Received Fri 19 Aug 2016
Application Validated Thu 15 Sep 2016
Address Masters Church Park Road Kingswood Bristol South Gloucestershire BS15 1QU
Proposal Change of use of the former Masters Church to 19no. apartments with access, parking and associated works.
Status Awaiting decision
Appeal Status Unknown
Appeal Decision Not Available

PLANNING INFO

Full details of the proposed plans can be downloaded with the online legal pack.

CHURCH - DEVELOPMENT SCHEDULE

GROUND FLOOR

Apartment 1
2 bed / 76sq m

Apartment 2
1 bed / 66.3sq m

Apartment 3
1 bed / 55.1sq m

Apartment 4
1 bed duplex / 42.3sq m

Apartment 5
1 bed duplex / 48.4sq m

Apartment 6
1 bed duplex / 48.5sq m

Apartment 7
1 bed duplex / 48.5sq m

Apartment 8
1 bed duplex / 50.9sq m

FIRST FLOOR

Apartment 9
1 bed duplex / 66.7sq m

Apartment 10
1 bed duplex / 47.2sq m

Apartment 11
1 bed duplex / 47.6sq m

Apartment 12
1 bed duplex / 48sq m

Apartment 13
1 bed / 55.1sq m

SECOND FLOOR

Apartment 14
1 bed / 44.1sq m

Apartment 15
1 bed duplex / 89sq m

Apartment 16
1 bed duplex / 61sq m

Apartment 17
1 bed duplex / 60.9sq m

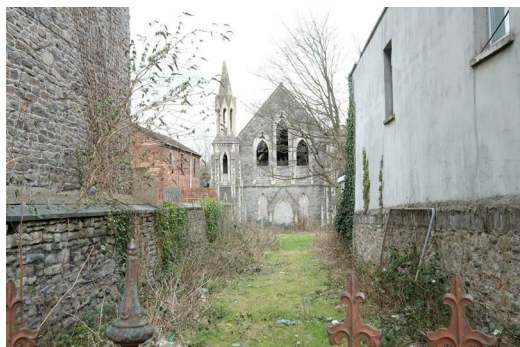
Apartment 18
1 bed duplex / 60.7sq m

Apartment 19
1 bed duplex / 87.6sq m

NEW BUILD - DEVELOPMENT SCHEDULE

HOUSE 1
Ground Floor (34 Sq M) Open Plan Living onto Garden + WC
First Floor (36.5 Sq M) Bedroom 2, Bedroom 3, Bathroom
Top Floor (21.5 Sq M) Bedroom, 1 En Suite
Off Street Parking
Total 92 Sq M

HOUSE 2
Ground Floor (34 Sq M) Open Plan Living onto Garden + WC
First Floor (36.5 Sq M) Bedroom 2, Bedroom 3, Bathroom
Top Floor (21.5 Sq M) Bedroom, 1 En Suite
Off Street Parking
Total 92 Sq M



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