

**GRICE &
HUNTER**

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**RESIDENTIAL BUILDING PLOT (KNOWN AS PLOT 2) WITH
OUTLINE PLANNING PERMISSION TO CONSTRUCT ONE NEW
DETACHED DWELLING
AND SITUATED AT**

GAINSBOROUGH ROAD (A159), SCOTTER, DN21 3UB

PRICE - £150,000

DESCRIPTION

By application number 142012 (dated 17TH November 2020) West Lindsey District Council have granted outline planning permission to construct two new dwellings on land previously forming part of the grounds to 26 Gainsborough Road Scotter (decision notice dated 29th January 2021). This is one of the two plots to which this planning permission applies.

The plot has an approx. frontage, to Gainsborough Road, of 7 metres, a depth of approx. 37.9 metres and a rear width of approx. 22.4 metres. The total area is in the very approx. region of 550 square metres.

LOCATION

The plot is centrally located within this pleasant and well regarded village which is approximately 6 miles to the south of Scunthorpe town centre and approximately 8 miles drive from junction 4 of the M180.

SERVICES

All main services are believed to be available in the general vicinity but this is to be confirmed.

ROADS

Access to the plot is directly off Gainsborough Road (A159).

TENURE

Freehold.

VIEWING

Proceed to site.

DOCUMENTS

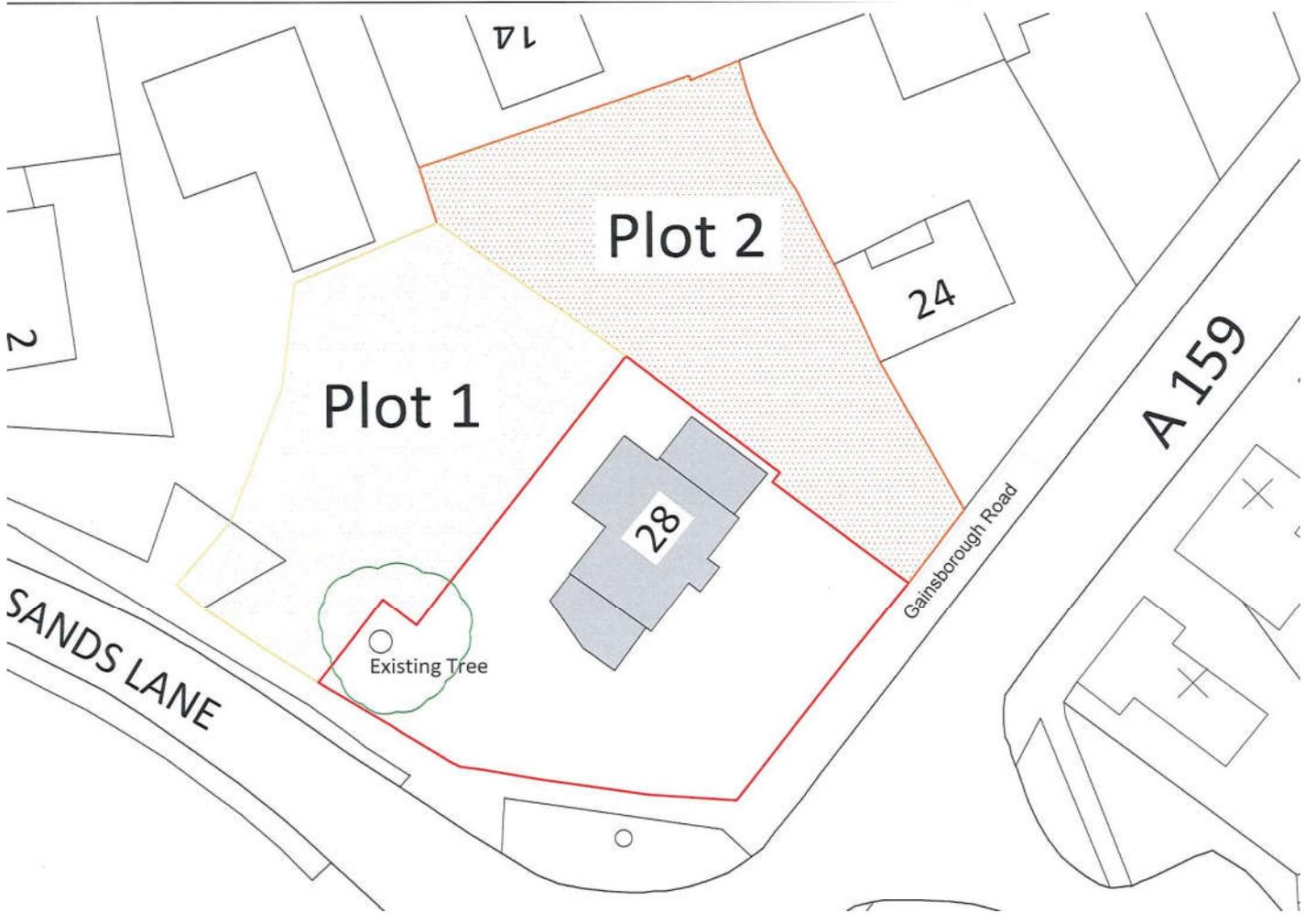
A copy of the planning permission document will be made available upon request.

Alternatively all the documents can be viewed on the West Lindsey District Council website.

SPECIAL NOTE

The plan within this brochure is not to scale and is not intended to depict exact legal boundaries.





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3. Extracts from the Ordnance Survey are for identification purposes only and the surroundings may have changed. The plan may not be an accurate reflection of the actual boundaries and must not be used to depict legal boundaries.
4. Details regarding the Council Tax and Planning Permissions have been obtained by online or oral enquiry and we advise any interested parties to satisfy themselves with the relevant Local Authority.

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