

## land & development in NE15

Wallington Drive, South Denton, Newcastle  
Tyne and Wear, NE15 7RL

**£39,950** Starting Bid

- ✓ Development Opportunity
- ✓ 0.07ac (3,057sqft)
- ✓ Lapsed Planning Permission
- ✓ For the Erection of Two Dwellings
- ✓ Freehold Title
- ✓ Established Residential Area

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# Summary

- Property Type: Land & Development - Parking: None Price: £39,950

## Description

FOR SALE BY AUCTION: Auction Terms and conditions apply.

We are pleased to offer to the market a plot of grassed development land, situated between houses 19 and 21 Wallington Drive, South Denton. The plot measures around 0.07 acres and was previously granted planning permission in August 2017 for the erection of two dwellings.

## Location

The subject site is located within an established residential development, specifically between 19 and 21 Wallington Drive, Denton Burn, Newcastle upon Tyne. The area is provided with access to a reasonable level of local services and facilities around five miles west of Newcastle centre off the West Road in the vicinity of the A1 Western bypass.

## Site Details

The subject site is a rectangular area of land measuring approximately 0.07 acres, slightly sloping mainly covered in grass and hedge. The site fronts onto a public footpath and adopted highway beyond; there are semi detached houses beyond each of the side boundaries and there is a block of garages beyond the rear boundary of the site.

## Planning Permission

The site was conditionally granted planning permission for the erection of two dwellings, granted on 29th August 2017. Reference number 2017/0788/01/OUT.

## Tenure

Freehold. Title number TY518908.

## VAT

We are advised that VAT is not applicable on this purchase.

## Additional Information

For further information please contact our office direct on 0191 737 1154, or alternatively via e-mail on [commercial@pattinson.co.uk](mailto:commercial@pattinson.co.uk). With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.



## Wallington Drive, South Denton, Newcastle upon Tyne, Tyne and Wear, NE15 7RL

Contact your local branch today for more information on this property:

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 , [www.pattinson.co.uk](http://www.pattinson.co.uk)**

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