

Tel: 01844 261121

Web: www.fieldscommercial.co.uk

Email: holi@fields-property.co.uk

For Sale



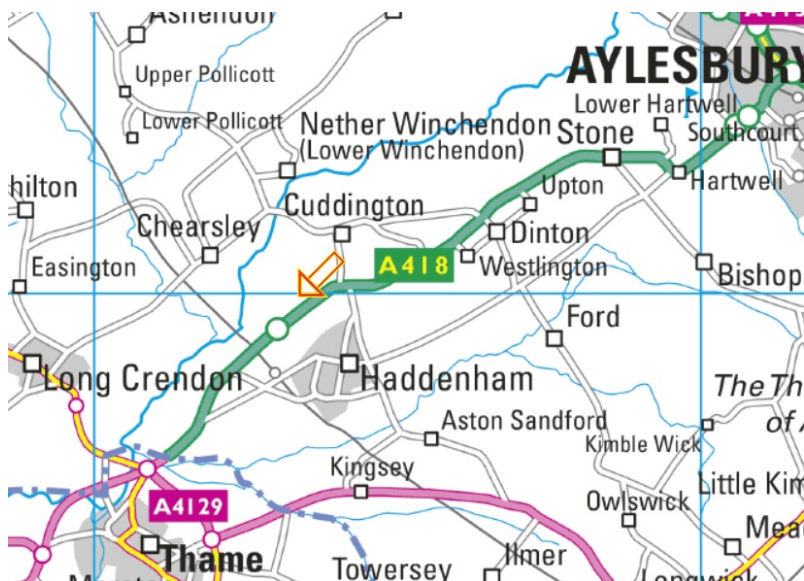
Old Dairy, Aylesbury Road, Haddenham, Bucks, HP17 8TN

Former Dairy with approval for Residential

Fields Commercial, The Old Saracen's Head, 7 Buttermarket, Thame, Oxfordshire, OX9 3EW

Messrs Fields themselves and for the vendors or lessors of this property whose agents they are given notice that: [1] the particulars are in good faith and are set out as a general guide only and do not constitute any part of contract; [2] no person in the employment of Messrs Fields has any authority to make or give any responsibility or warranty whatever in relation to this property.

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Features:

- Development site
- Permitted development approval
- 5 Bedrooms
- 4 acres
- Convenient yet rural location
- Spacious accommodation
- Unusual opportunity

- EPC N/A

Description:

A detached former Dairy with permitted development to convert to a residence.

A prior approval from the local authority has been received for the conversion.

The scheme submitted provides for a 5-Bedroom dwelling with 4 Bath/Shower-rooms.

There is a large main Sitting Room/Dining Room/Kitchen with Study and Cloakroom.

An integral double Garage has been proposed.

The property will also have the benefit of an area of land amounting to 4 acres being included in the sale.

The rural location of the property means it is likely that a purchaser will need to introduce specialist equipment to provide water and electricity.

With the land availability it will be feasible to install foul drainage on site.

The plot is located just off the A418 only approx. 1.5 miles to Haddenham, and 3 miles to Thames.

Viewing

Strictly by appointment with the agent.

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Rates:

The property lies within the rating area of Aylesbury vale, according to which the rateable value is as follows:

Rateable value - To be assessed

Rates payable - To be assessed

Rates payable can be affected by transitional arrangements, and we would recommend that interested parties should make further enquiries for clarification.

Terms:

Available on a freehold basis

GUIDE PRICE £525,000


fieldscommercial
chartered surveyors

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