



13 Rye Street,
Bishop's Stortford,
Hertfordshire CM23 2HA



Freehold development opportunity with planning permission for 3 town houses

- Planning permission for 3 town houses
 - Located in Bishop's Stortford
 - 3 x 4 bedroom modern houses
 - Approximately 1,313ft² each
 - Offers in excess of £550,000
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Description

Highfield are pleased to offer this redevelopment site which currently comprises a bungalow on a site area of approximately 5,382ft², the property now benefits from planning permission for the demolition of the existing dwelling and construction of 3 x 4 bedroom townhouse dwellings of approximately 1,313ft² each. These three houses, when constructed, will offer an integral garage with one off-street parking bay.

Location

The existing property is located in the historic market town of Bishop's Stortford in East Hertfordshire. Bishop's Stortford is an affluent town as it is ideally located for a fast commute into the City. It is also a popular area for those working in the tourist industry due to its close proximity to Stansted Airport.

Jackson Square shopping centre is a 10-minute walk away, with all the main High Street brands. Market days are Thursdays and Saturdays and there is a Farmers and Crafts Market on the first Saturday of each month.

Bishop's Stortford is well known for its large choice of good schools. The property is within half a mile of Northgate Primary School, St Mary's Catholic Secondary School and Hockerill Anglo-European College, all rated as Outstanding by Ofsted.

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Schedule for proposed units

Unit	Type	Beds	M ²	ft ²
1	End of Terrace	4	122	1313
2	Terrace	4	122	1313
3	End of Terrace	4	122	1313
			366	3,939

Transport

Bishop's Stortford train station is a short drive away with fast trains into London Liverpool Street taking under 40 minutes. The property is 5 minutes from the M11, and 10 minutes to Stansted Airport.

Planning Permission

Planning permission was granted on the 28th November 2016 under planning reference 3/16/2231/FUL for the demolition of the existing dwelling and construction of 3 x 4 bedroom townhouse dwellings.

For further information, please contact East Hertfordshire council on 01279 655261

Viewings

Please speak to a member of the Highfield team for viewing arrangements.

Plan



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Additional Information

Planning documents, floor plans and other related documents will be sent in the form of an Information Pack that can be requested from a member of the Highfield Team.

Financial Contributions

We understand that there are no financial contributions on this site.

VAT

We understand that VAT is not applicable.

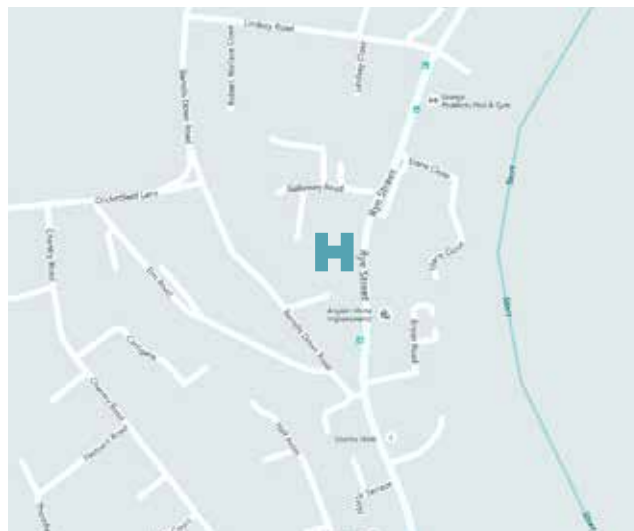
Tenure

Freehold

Terms

We are inviting offers in excess of £550,000 for the freehold interest.

Map



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Please note the information provided by Highfield Investments London Limited, trading as Highfield Investments has been given in good faith, however all parties must undertake their own due diligence to satisfy themselves in regards to accuracy.

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