

## Proposed New Dwelling



**Wicken Road, Clavering, CB11**

£350,000 guide

# Property Description

A rare opportunity to purchase a building plot for a one and a half storey dwelling in the sought after village of Clavering. The plot of 0.14 acres is available with outline planning permission for a dwelling spanning approximately 1,500 sqft of accommodation.

## AGENTS NOTES:

The buyer will need to satisfy the planning conditions and be responsible for lodging a full, detailed planning application.

## SERVICES:

The buyer will need to make their own enquiries about connections to mains water, gas and electricity. Buyers to do this at their own expense.

**VIEWINGS:** Strictly by appointment with the Agents.

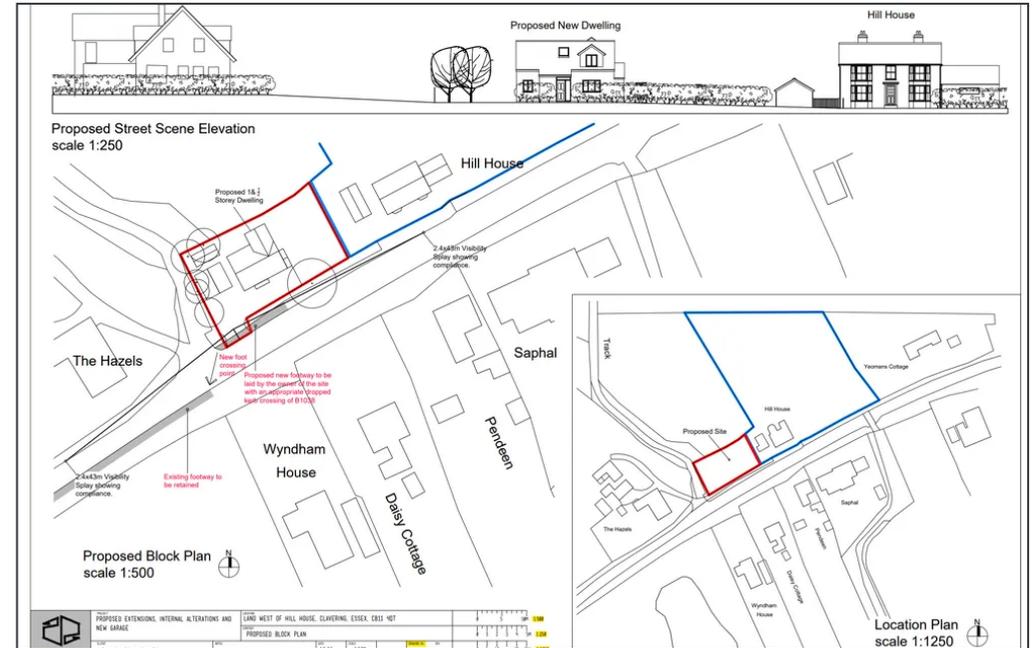
## LOCATION:

Clavering is a highly sought after village located 7.5 miles southwest of the market town of Saffron Walden. Clavering has the benefit of two public houses, The Cricketers and The Fox & Hounds, primary school, a local convenience store and some light industrial units. Clavering is a 3.6-mile drive from Newport train station which provides access to London Liverpool Street & Cambridge.



# Key Features

- ✓ Outline Planning Permission Granted
- ✓ Planning Reference: UTT/21/3648/OP
- ✓ Plot Size: Approx 0.14 Acres
- ✓ Sought After Village Location
- ✓ One And A Half Storey Dwelling
- ✓ 3 Miles Drive To Newport Train Station
- ✓ Two Parking Spaces
- ✓ 220sqm Garden Area





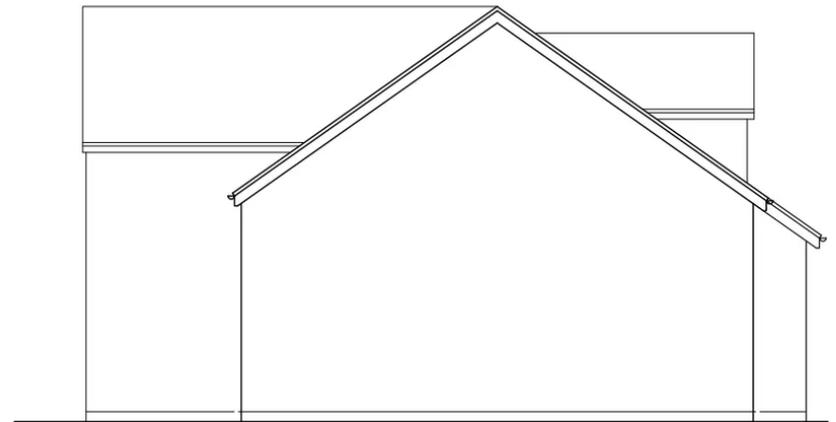
Proposed South Elevation



Proposed North Elevation



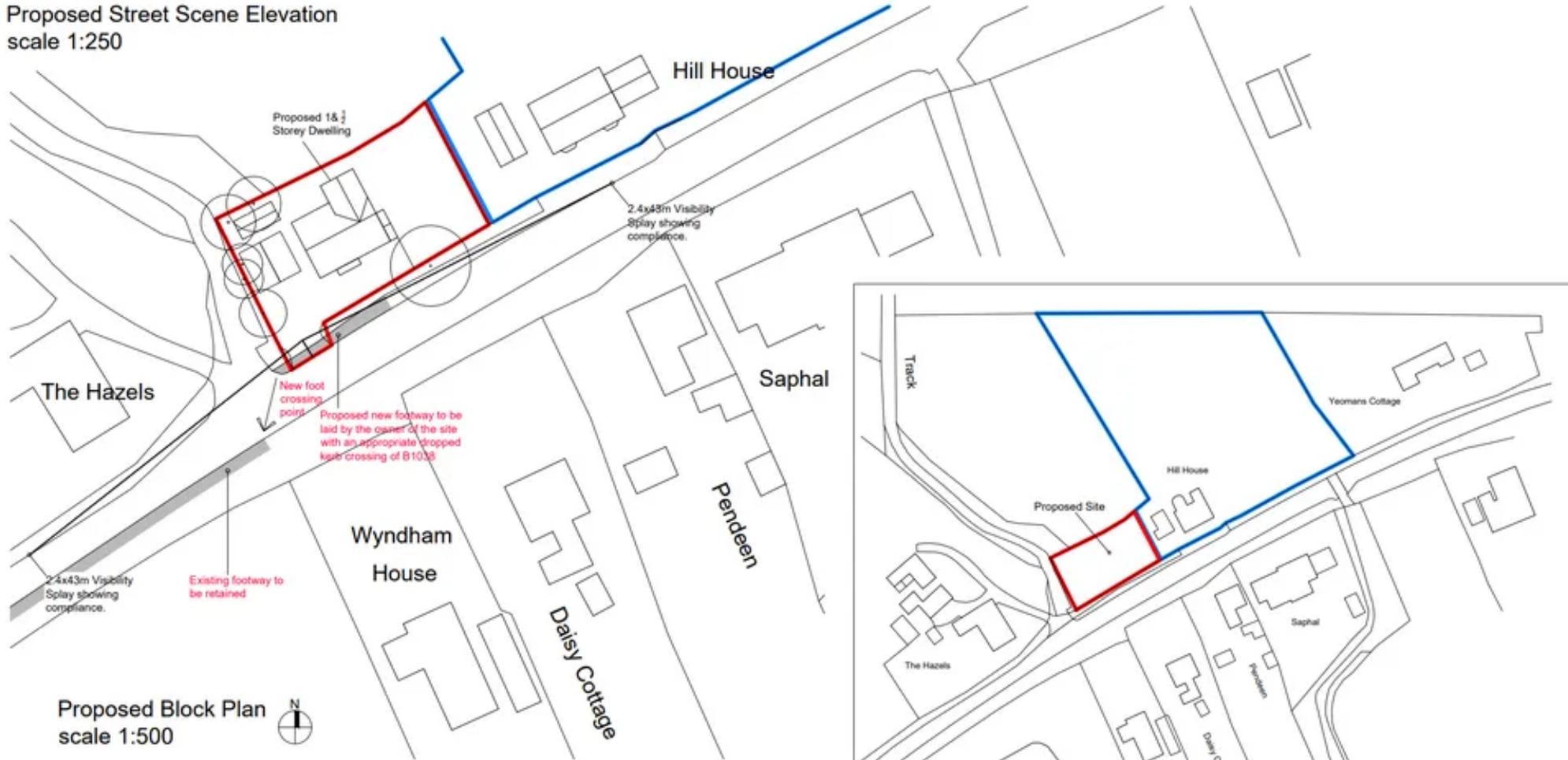
Proposed East Elevation



Proposed West Elevation



Proposed Street Scene Elevation  
scale 1:250



	PROJECT PROPOSED EXTENSIONS, INTERNAL ALTERATIONS AND NEW GARAGE	SITE LAND WEST OF HILL HOUSE, CLAVERING, ESSEX, CB13 4DT	DATE 12.21	SCALE 1:500	DRAWN BY 159/031
	PROPOSED BLOCK PLAN				
	CLIENT MR AND MRS A. DAINES	NO. 2/17/09	DATE 12.21	SCALE 1:500	DRAWN BY 159/031



## Pottrill Holland Property Agents

07751 886249

[info@pottrillholland.co.uk](mailto:info@pottrillholland.co.uk)

