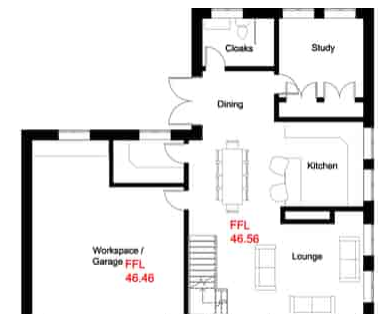


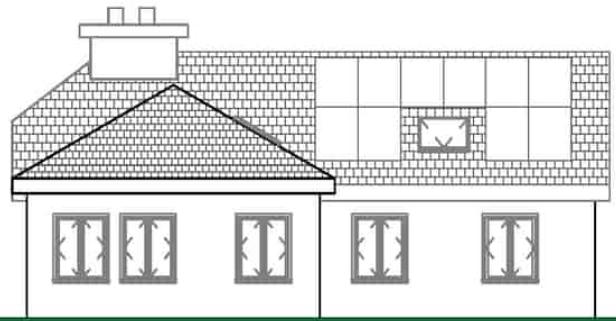
**PRICE £149,950**



FOR SALE AN INDIVIDUAL BUILDING PLOT WITH PERMISSION TO CONSTRUCT AN INDIVIDUAL DETACHED DWELLING WHICH IN SIZE WOULD PROVIDE ACCOMMODATION OF 204 SQUARE METERS, ENJOYING GREAT AND INTERESTING VIEWS OVER THE EASTERN PART OF THE TOWN AND DIRECT COASTLINE VIEWS TOWARDS THE GRIBBIN AND BEYOND, EXTENDING ALL THE WAY UP TO THE EDDYSTONE LIGHT HOUSE UP TO 30 MILES AWAY. THE PLANNING NUMBER IS PA25/0303.



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**North East**  
( Rear Elevation)



## Room Descriptions

### The Property

For sale an individual building plot with permission to construct an individual detached dwelling which in size would provide accommodation of 204 square meters, enjoying great and interesting views over the Eastern part of the town and direct coastline views towards The Gribbin and beyond, extending all the way up to the Eddystone light house up to 30 miles away. The planning number is PA25/0303.

Permission has been granted for a spacious individual dormer style home with ground floor accommodation as follows, Entrance area with flowing L shaped lounge and dining room, separate kitchen area, study or fourth bedroom, cloakroom and double garage. If required I am sure that if more living accommodation is required part of the garage could be utilized for additional accommodation, subject to a minor amendment. The first floor accommodation comprises of two large double bedrooms with the main bedroom enjoying an en suite plus a walk in wardrobe room, main bathroom and smaller third bedroom.

A great opportunity for a self build project with individual plots being ever harder to come by.