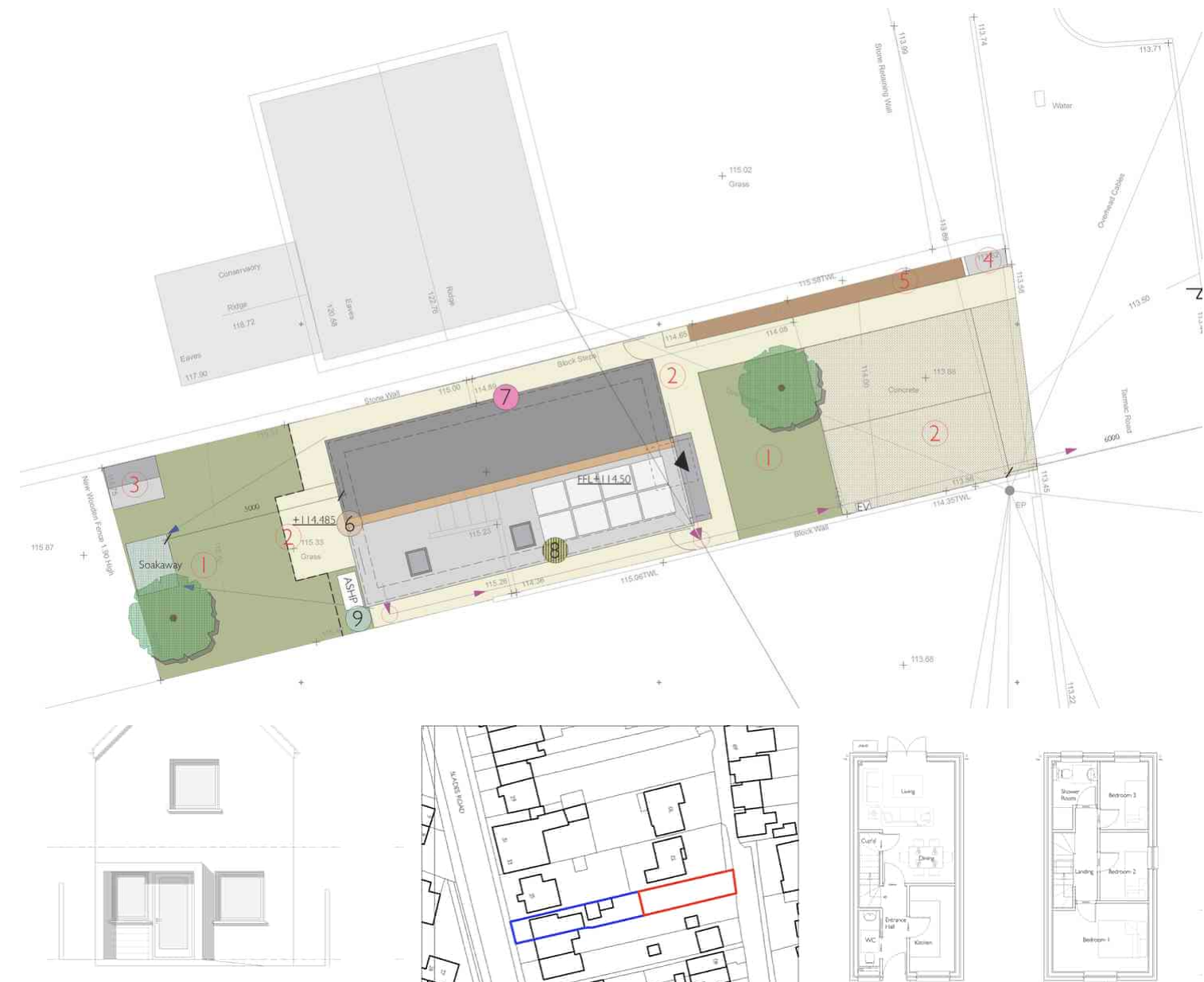


PLOT TO THE REAR OF 37 SLADES ROAD, ST AUSTELL, CORNWALL PL25 4HA

PRICE £79,950



Disclaimer: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

FOR SALE AN INDIVIDUAL BUILDING PLOT SITUATED TO THE REAR OF 37 SLADES ROAD AND APPROACHED FROM AGAR ROAD A SMALL QUIET ROAD WHICH LEADS ONTO TO SLADES ROAD. PLANNING PERMISSION EXISTS FOR THE ERECTION OF A DETACHED TWO STOREY DWELLING WITH THREE BEDROOM ACCOMMODATION. THE SCHEME WOULD ENJOY PARKING TO THE FRONT AND GARDENS FRONT AND REAR. THE PLANNING NUMBER IS PA25/03031, WHICH WAS GRANTED ON THE 29TH MAY 2025. WE BELIEVE THERE IS NO CIL TAX TO PAY BUT WOULD CONFIRM THIS UPON A PURCHASER PROCEEDING TO PURCHASE. PLANS ARE AVAILABLE UPON REQUEST.

6, Vicarage Hill, St Austell, Cornwall, PL25 5PL

Email: sales@moveincornwall.co.uk Website: www.moveincornwall.co.uk Telephone: 01726 69933



Room Descriptions

The Property

For sale an individual building plot situated to the rear of 37 Slades Road and approached from Agar Road a small quiet road which leads onto the main road. Planning permission exists for the erection of a detached two storey dwelling with three bedroom accommodation. The scheme would enjoy parking to the front and gardens front and rear. The planning number is PA25/03031, which was granted on the 29th May 2025. We believe there is no CIL tax to pay but would confirm this upon a purchaser proceeding to purchase. The building plot is conveniently situated close to local schools and shops within the immediate area. St Austell town centre is approximately a quarter of a mile distant.