

9261 2121
stewartestateagents.com

stewart
estate agents



Building Site with full planning permission, house pictured is for illustrative purposes only.

Building site and lands @ **VILLAWOOD MEADOWS**
Dromore BT25 1NH



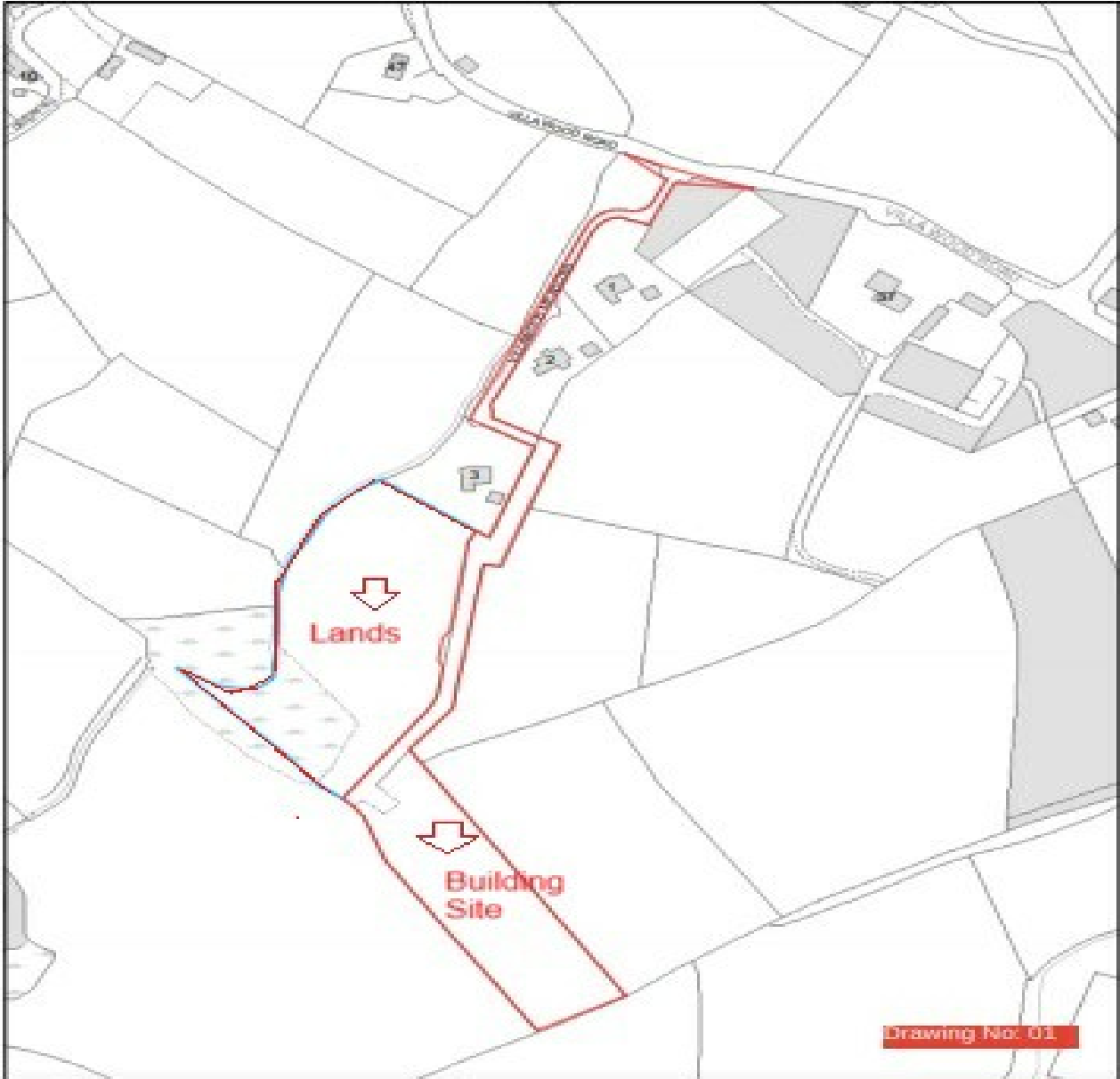
Offers around
£225,000



01 SITE LOCATION PLAN

VILLAWOOD MEADOWS, DROMORE

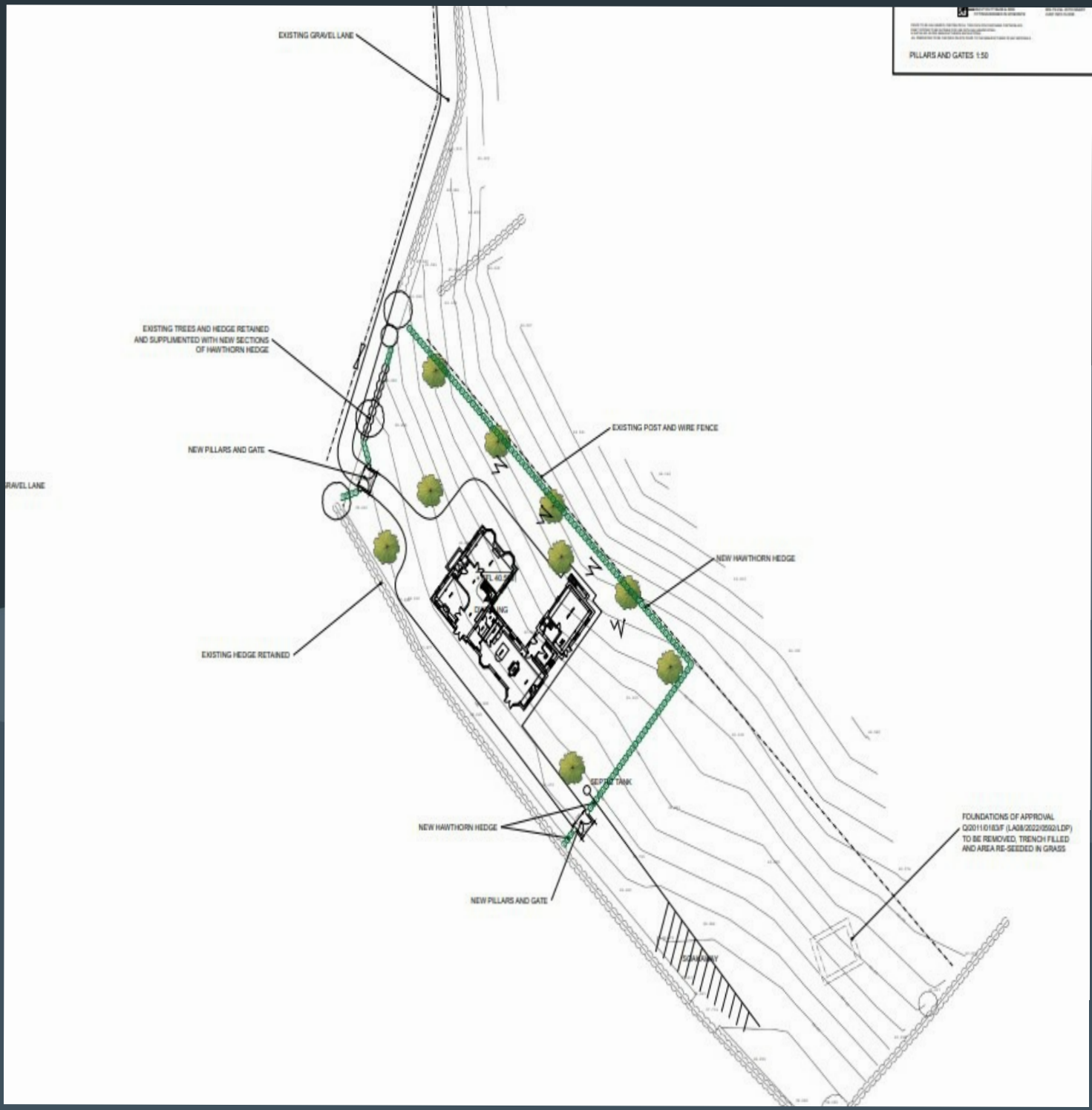
SCALE 1:2500 @A4



FRONT (NORTHWEST) ELEVATION



REAR (SOUTHEAST) ELEVATION



Description

Very rarely does an opportunity arise to purchase a secluded building site with additional lands, yet still having the convenience of major road links within close proximity. Tucked at the end of a quiet lane of detached homes just off the Villawood Road outside Dromore, this stunning site offers the purchaser the wonderful opportunity to design, build and live within a stunning setting yet still within good reach of Dromore, Banbridge and the A1 to Sprucefield and indeed Dublin.

With full planning permission for a substantial detached home this site allows the purchaser to begin building their new home immediately. Alternatively, having the benefit of a Certificate of Lawful Use and Development (CLUD) the purchaser can remodel or completely redesign and build their dream home to their own specifications!

- Stunning two acre building site with an additional four acres of agricultural land
- Full planning permission for a stunning 4000 Sq .Ft. Detached country home with double garage block
- Current planning reference Q/2011/0183/F
- This site benefits from a CLUD allowing the purchaser the freedom to re design the current property, re position within the boundaries of the site or completely start again (subject to planning permission)
- Villawood Meadows is a well maintained, tarmac avenue from the Villawood Road with entrance pillars and mature planting
- The agricultural lands are well fenced, bordered by mature trees on the southern boundary and the lane to the north with field gate access



These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and intending purchasers must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. The vendor does not make or give, and neither Stewart Estate Agents, nor any person in its employment has any authority to make or give, any representation or warranty whatever in relation to this property. Stewart Estate Agents has not tested any equipment, apparatus, fittings or services and cannot verify that these are in working order.