

FOR SALE

RESIDENTIAL DEVELOPMENT OPPORTUNITY

1 ACRE (0.43HA)

**Kurt
Wymman**
Surveyors & Property Agents



LAND AT UPTON BISHOP, B4221, ROSS ON WYE, HR9 7UB

Sought after Village Location | Consideration to Conditional Sale/Option Agreement

LOCATION

Upton Bishop is a popular village on the Southern edge of Herefordshire midway between Hereford and Gloucester. The busy market town of Ross on Wye is approximately 4 miles to the south west. Upton Bishop benefits from excellent road links being less than a mile from the M50 Motorway providing convenient access to the M5 and the Midlands and South Wales via the A40.

The site is situated on the edge of the village on the southern side of the B4221.



DESCRIPTION

A predominately flat and level 'green field' currently used as pasture land with boundary hedges to three sides. Access is directly off the B4221. The site extends to approximately 1 Acre (0.43ha).

PLANNING

The site was granted outline planning permission by Herefordshire Planning Services on 20th November 2020 for 'the erection of 9 houses and improvement of the existing access to serve the development'. Planning Application No: 191187

TERMS

Offers are invited for the freehold of the site.

Consideration may be given to conditional offers or an option agreement to allow interested parties to satisfy themselves in regards planning and environmental matters. Further details in this regard are available from the selling agents.

LEGAL COSTS

Each party will be responsible for their own legal fees involved in the transaction.





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**ALL VIEWINGS WITH PRIOR
APPOINTMENT WITH KURT
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