



Magdalen Street, Eye, IP23 7AJ
Guide Price £100,000 - £125,000



DEVELOPMENT OPPORTUNITY

An excellent opportunity to acquire a single building plot with full planning permission granted for the erection of a two bedroom detached dwelling.

Magdalen Street, Eye

Key Features

- Southerly facing rear gardens
- Individual position
- No onward chain
- Approx 53.4 sq m dwelling size
- 178.5 sq m plot size
- Walking distance to amenities
- Council Tax Band TBC
- Freehold
- Energy Efficiency Rating N/A.

Situation

The plot is found in a more secluded position set back from Magdalen Street in a private setting enjoying southerly facing rear gardens and with views backing onto the recreational ground. The historic and thriving market town of Eye is situated on the north Suffolk borders within the beautiful countryside surrounding the Waveney Valley. The town offers a good range of day to day amenities and facilities whilst being found eight miles to south of Diss with a more extensive range of amenities and facilities to hand along with the benefit of a mainline railway station with regular/direct services to London Liverpool Street and Norwich.

Full planning permission has been granted for the erection of a two bedroom detached dwelling and associated off-road parking and southerly facing rear gardens. In total the plot size measures 178.5 sq metres with the dwelling being of approx. 53.4 sq metres in size and being a two storey dwelling. Planning permission has been granted in accordance with the terms of the application and for more information please visit Mid Suffolk County Council's website searching planning ref: DC/19/03728. Alternatively please contact the selling agent Whittley Parish.

Access

The proposed dwelling will be accessed via a part shared driveway on first approach shared in conjunction with the two neighbouring properties.

Services

Currently there are no services connected to the site and any oncoming purchaser will have to deal with the statutory undertakers for connection.

Viewings

Access to the site is strictly via the selling agent, please contact a member of the sales team on 01379 640808.

Our ref: 7867

Magdalen Street, Eye



FINISHES

WALLS: Brick plinth with render and Hardie Boarding above.
 Colours - brick: Soft Red , Render: Off White, Hardie Boarding: Dark grey.
ROOF: Neutral Slate.
WINDOWS: UPVC casement window, double glazed.
 Colour of frames and cills to be Dark grey.
DOORS: External doors to be Solid Core composite.
 Colours to doors and frames Dark grey.
 Bi-Fold doors and frames Colours Dark grey.
Boundary Fencing: All to be retained as existing.
 The concrete topped retaining wall on the North East boundary will be battened and timber clad.



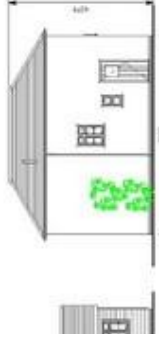
rear elevation



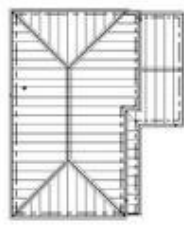
south west elevation



front elevation



north east elevation



roof plan



first floor plan



ground floor plan

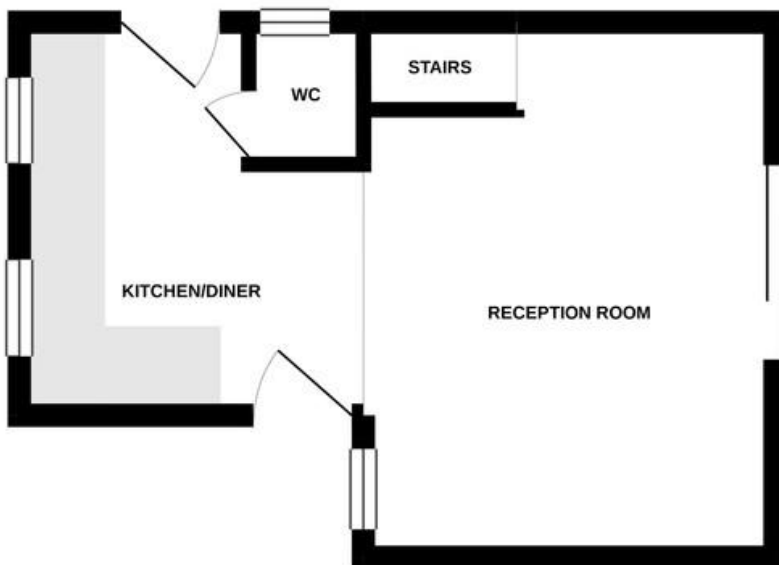
block plan

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 Tel: 01249 832222 Fax: 01249 832223
 Email: revell@revell.co.uk www.revell.co.uk

Client: F&J PRODUCTIONS
 Project: NEW TWO-BEDROOM HOUSE ON TOWN SQUARE
 27-28, Magdalen Street,
 Eye, Wiltshire, SN6 9JH
 Drawing: Proposed Plans, Elevations and Sections
 Date: 27/05/2019 Scale: 1:100
 Drawn: [Name] Date: July 2019
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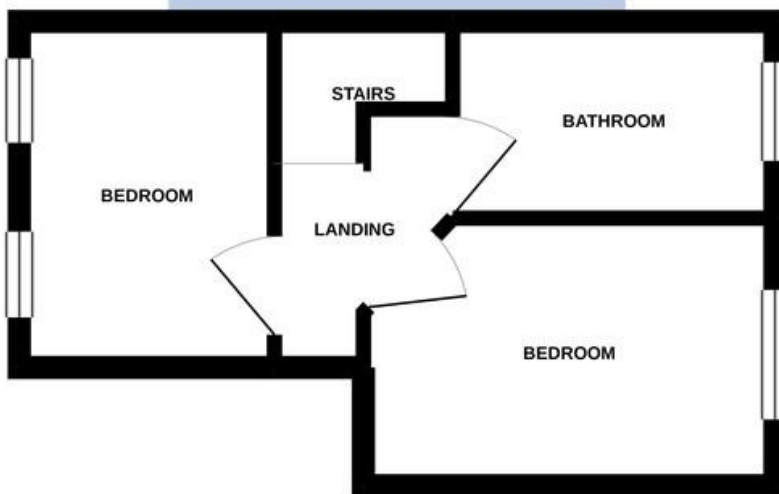
Magdalen Street, Eye

GROUND FLOOR
228 sq.ft. (21.2 sq.m.) approx.



Whittley Parish

1ST FLOOR
199 sq.ft. (18.5 sq.m.) approx.



TOTAL FLOOR AREA : 427 sq.ft. (39.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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