



Land at 2 Forge Way | Billingshurst | West Sussex | RH14 9LL





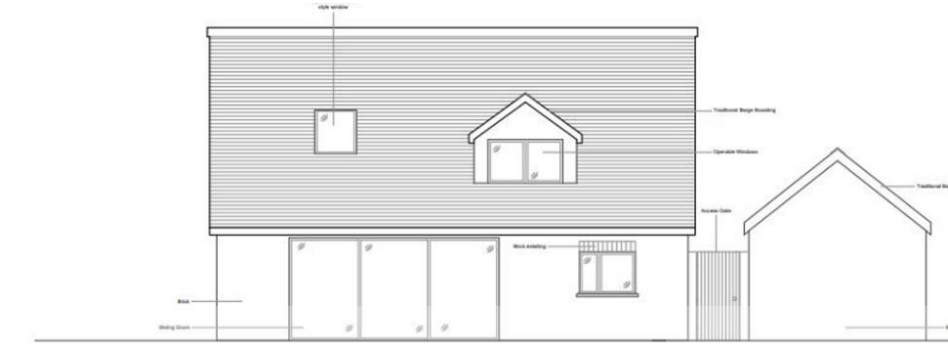
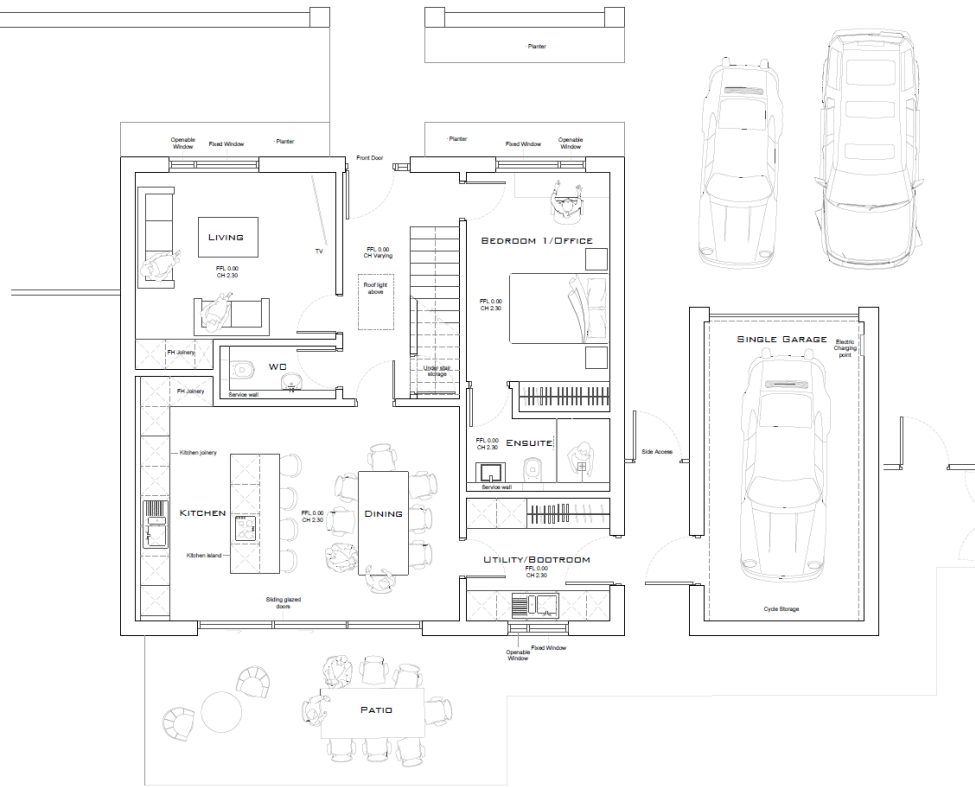
Building Plot

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£245,000

A unique opportunity to acquire a prime self build or development opportunity. Comprising of an area of garden land with planning approval for the erection of a two-storey, 4 bedroom detached dwelling, detached garage and creation of a new access (DC/21/2706) – Horsham Planning application number. The land is currently arranged as garden land, with a gate for pedestrian access, however the formal vehicular access has not yet been created. This area of Billingshurst is a popular area, with good access to the village and local schools. Cil is liable on the new build, please ask a member of staff for further information.

- Self Build Opportunity
- Family Home
- Good access to amenities
- Chalet style dwelling
- Sitting Room
- Detached Property
- Redevelopment Opportunity
- Detached Garage
- 159 sqm
- Easy access to main road
- Parking Area for several vehicles
- 1710sqft



Proposed South Elevation



Proposed North Elevation



Fowlers Greenfield House, The Square, Storrington, West Sussex, RH20 4DJ www.fowersonline.co.uk storrington@fowersonline.co.uk 01903 745844

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Managing Director:
Marcel Hoed

Important Notice

1. Fowlers wish to inform all prospective purchasers that these sales particulars do not form part of any contract and have been prepared in good faith to give a fair overall viewing of the property.
2. We have not undertaken a structural survey, nor tested that the services, appliances, equipment or facilities are in good working order.
3. Fowlers cannot verify that any necessary consents have been obtained for conversions, extensions and other alterations such as underpinning, garaging and conservatories etc.

4. Any reference to such alterations is not intended as a statement that any necessary planning or building consents have been obtained and if such details are fundamental to a purchase, then prospective buyers should contact this office for further information or make further enquiries on their own behalf.
4. Any area, boundary, distances or measurements referred to are given as a guide only and should not be relied upon. If such details are fundamental to a purchase, please contact this office for further information.

5. The photographs shown in these details show only certain aspects of the property at the time they were taken. Certain aspects therefore may have changed and it should not be assumed that the property remains precisely as displayed in the photographs.
6. Fowlers cannot verify whether the property and its grounds are subject to any restrictive covenants, rights of way, easements etc, and purchasers are advised to make further enquiries to satisfy themselves on these points.