



Pineheath, Cornwall Road, Harrogate

Harrogate

Guide Price £1,650,000



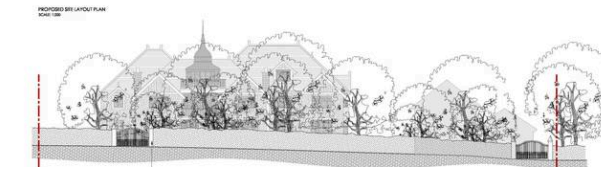
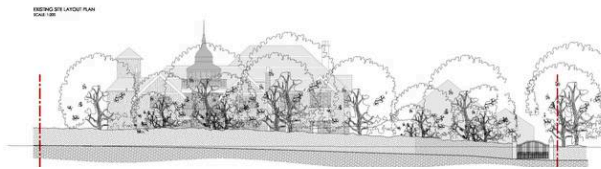
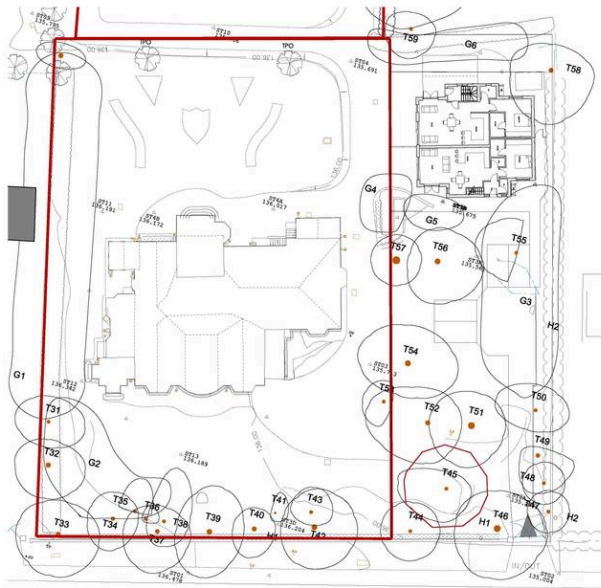
MYRINGS

Pineheath, Cornwall Road , Harrogate

Pineheath offers a rare and wonderful opportunity to acquire a residential development opportunity originally one of Harrogate's largest private dwellings built in the late 1890's Pineheath now comes to the open market for the first time in over 80 years with the benefit of planning consent for conversion to 10 luxurious apartments with balconies, landscaped gardens and secure gated parking situated in one of the most sought after addresses in the Spa town of Harrogate.
Council Tax band: TBD

Tenure: Freehold

- ONE OF THE MOST SOUGHT AFTER ADDRESSES IN YORKSHIRE
- VIEWS TOWARDS VALLEY GARDENS & PINE WOODS
- PLANNING CONSENT FOR 10 APARTMENTS WITH BALCONIES, GARDENS & PARKING
- DUCHY ADDRESS



LEGEND:

- EXISTING BUILDING FOOTPRINT
- EXISTING DRIVEWAY
- EXISTING PARKING
- EXISTING LANDSCAPE
- NEW BUILDING FOOTPRINT
- NEW DRIVEWAY
- NEW PARKING
- NEW LANDSCAPE
- NEW CONCRETE
- NEW TO BE REMOVED

PROPOSAL: REFURBISH TO EXISTING AND ADD 100 CAR PARKING

PROPOSAL: LANDSCAPE AND PLANTING

P101 - D
 PROPOSED EXISTING AND PROPOSED
 PROPOSED EXISTING AND PROPOSED

Client: SHAW
Project: Refurbishment of existing building
Project Number: 0004
Date: 17.06.2014
Scale: 1:500 @ A1

TOWNSCAPE

First Floor
 Gross Internal Area 399.2m²

Ground Floor
 Gross Internal Area 478.2m²

Second Floor
 Gross Internal Area 192.1m²

P103 - B
 PROPOSED EXISTING PLAN

Client: SHAW
Project: Refurbishment of existing building
Project Number: 0004
Date: 17.06.2014
Scale: 1:500 @ A1

TOWNSCAPE

Client: SHAW
Project: Refurbishment of existing building
Project Number: 0004
Date: 17.06.2014
Scale: 1:500 @ A1

P102 - A
 PROPOSED EXISTING PLAN

TOWNSCAPE

Side Elevation North
 Side Elevation South
 Section Elevation North

Client: SHAW
Project: Refurbishment of existing building
Project Number: 0004
Date: 17.06.2014
Scale: 1:500 @ A1

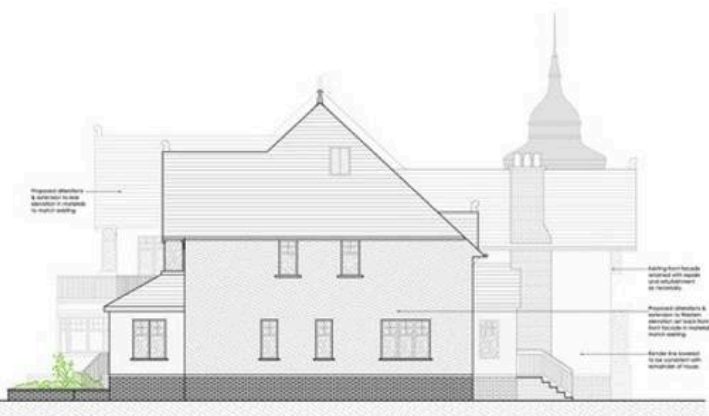
P102 - B
 PROPOSED EXISTING ELEVATIONS

TOWNSCAPE

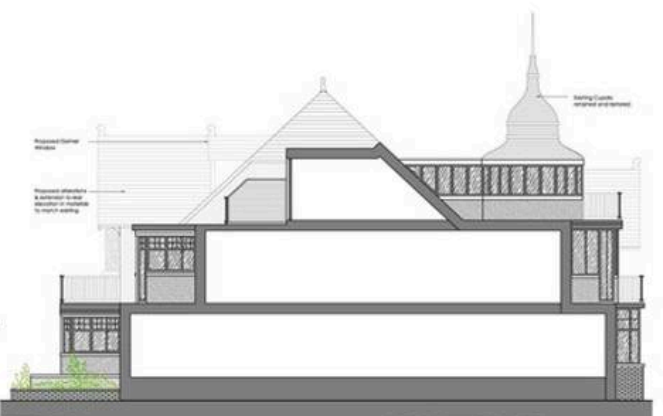
- Materials**
- Render to match existing
 - Brickwork to match existing
 - Natural Stone Roof Tiles
 - Decorative Half Timber Shoring with render walls
 - Windows & Doors - High Performance moulded timber painted white.
 - Gutters & Down pipes - Black half round gutters & vertical down pipes to match existing.



SIDE ELEVATION (EAST)
SCALE 1:100



SIDE ELEVATION (WEST)
SCALE 1:100



SECTION ELEVATION (WEST)
SCALE 1:100



FRONT ELEVATION (SOUTH)
SCALE 1:100



REAR ELEVATION (NORTH)
SCALE 1:100

NOTE
The drawings have been prepared for planning purposes only. A detailed building survey and site check will be required for the construction of the development. The drawings are to be retained in the original format and shall not be altered without the written consent of the architect.

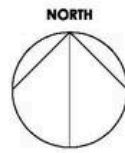
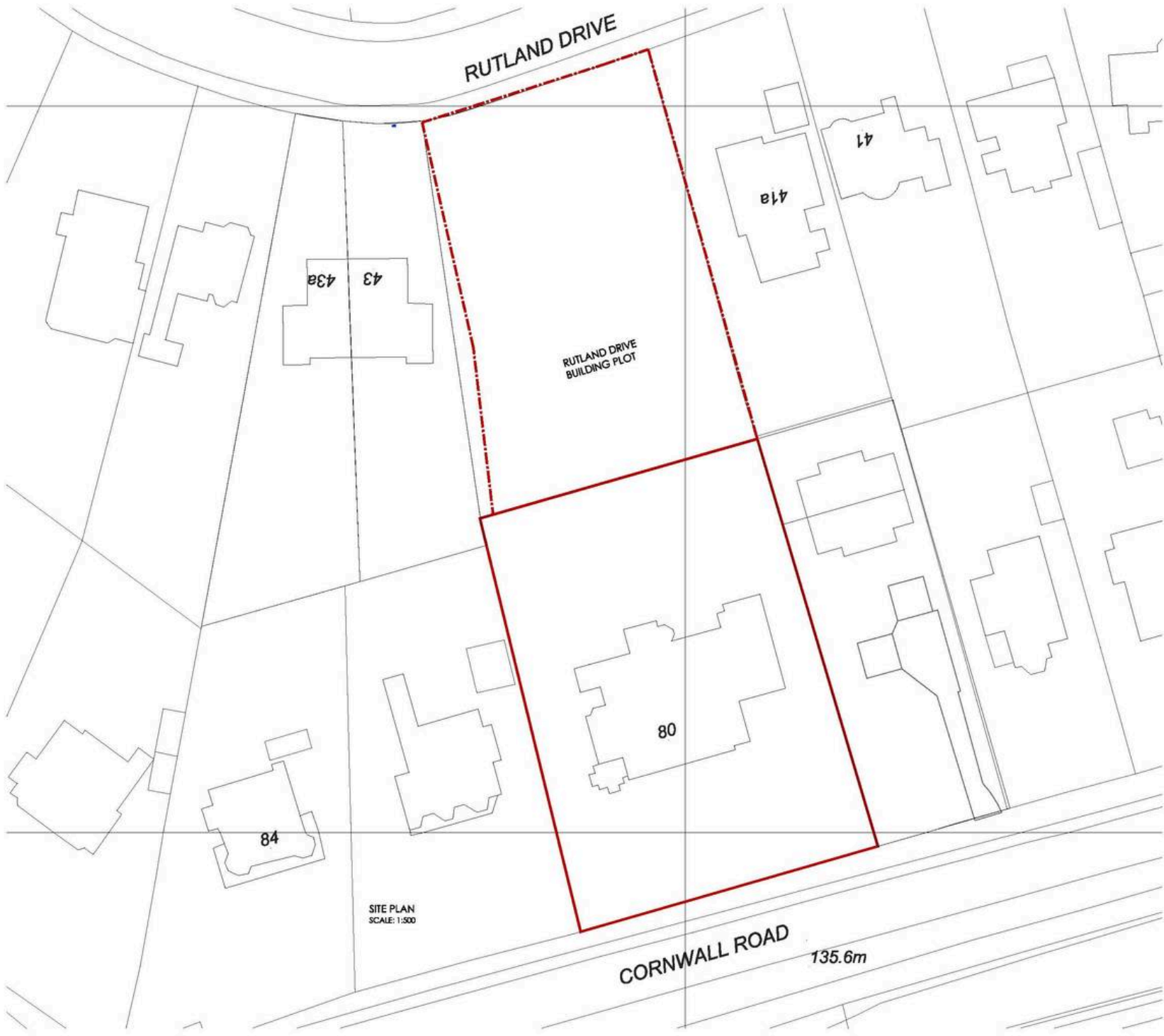


1:100 0 1 2 3 4 5

NO. 17.06.2016
DATE 17.06.2016
SCALE 1:100 @ A1

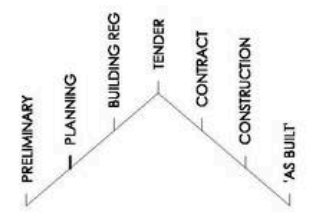
Client **SHAW**
Project name **Pineheath, Cornwall Road**
Project number **0604**
Date **17.06.2016**
Scale **1:100 @ A1**

P105 revision **B**
PINEHEATH PROPOSED
ELEVATIONS



No.	Description	Date
Drawn by		RT
Checked by		NS
SHAW		
Client	Pinehealth, Cornwall Road Harrogate HG1 2NE	
Project name		
Project number	0604	
Date	22.06.2016	
Scale	1:500 @ A3	

SITE LOCATION PLAN



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