

Building Plot at Donkey Track Lane, Little Carharrack, Redruth TR16 5RS



A building plot with permission in principle for a detached dwellinghouse and associated gardens and grounds, in all extending to 1.3 acres or thereabouts.

Offers in excess of £150,000 Freehold

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Chartered Surveyors
Estate Agents
Valuers
Auctioneers

The Site

The site is accessed off an unmade lane and has a level to sloping topography with far-reaching countryside views over the surrounding area.

Planning in Principle (Reference PA25/08930), was granted on 04/02/2026 for the erection of a single dwellinghouse, subject to a reserve matter application being served within three years.

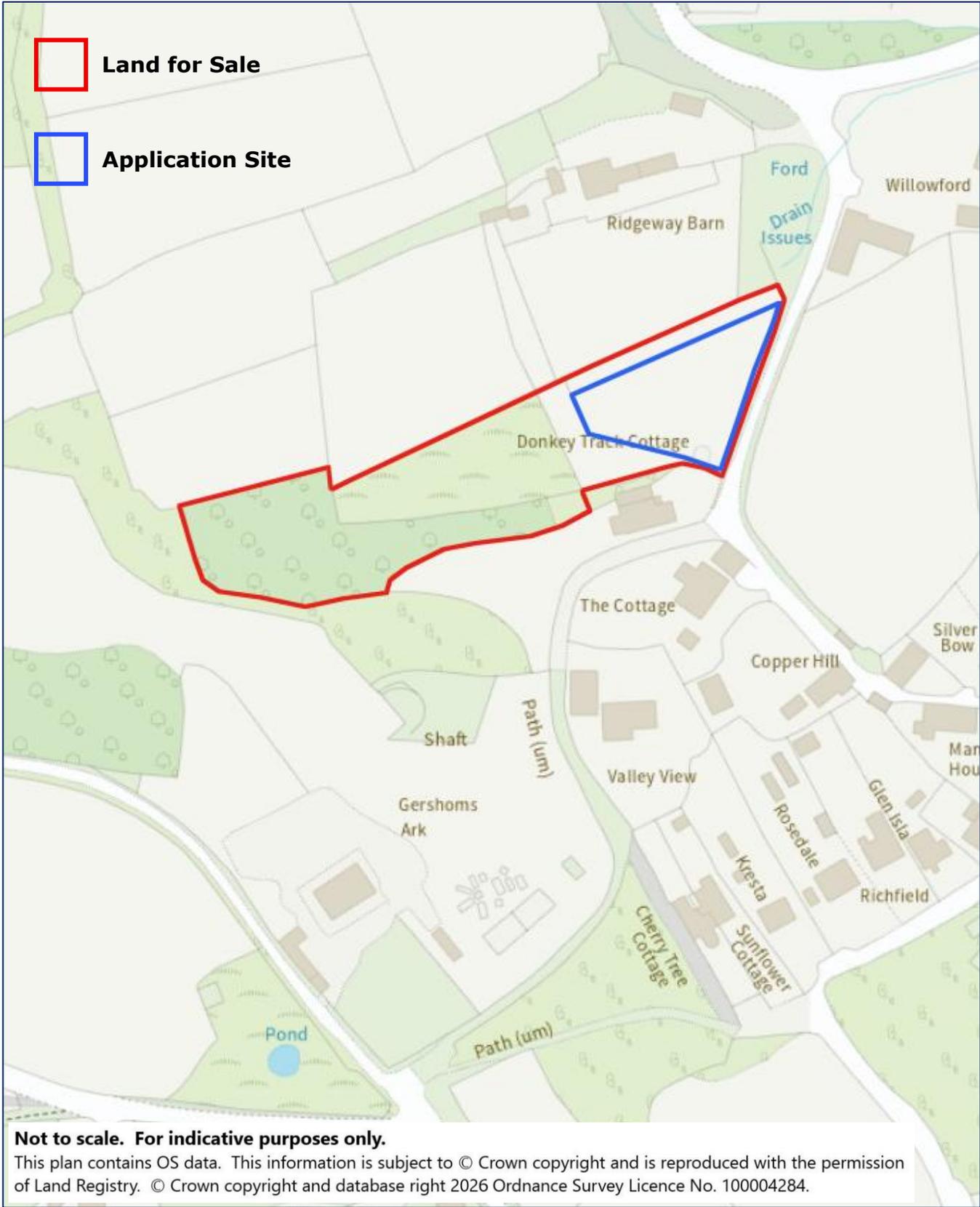
The site, a garden plot to a neighbouring house, with adjoining amenity land, in all extends to approximately 1.30 acres of thereabouts.



Agents Note: The purchaser would be responsible to reposition the neighbouring property's electricity supply to the edge of the site to facilitate a build.

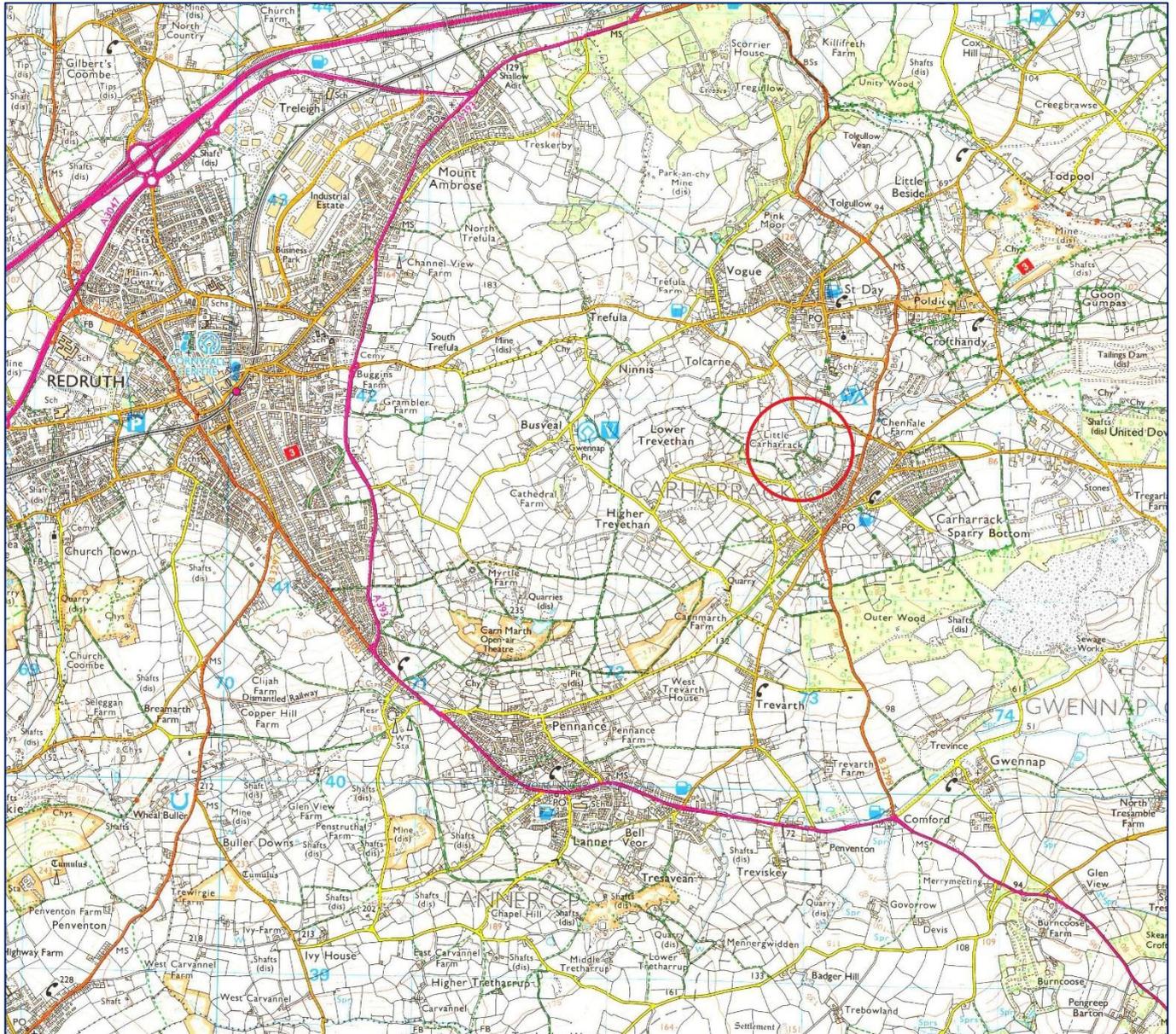
Wayleaves, Easements & Rights of Way: The sale will be subject to and with the benefit of all wayleaves, easements and rights of way as may exist. The neighbouring property's sewer pipe runs through the site to the mains sewer

Particulars & Plan: Whilst every care is taken in the preparation of these particulars, their accuracy is not guaranteed and they do not constitute any part of an offer or contract. Any intending purchaser/s must satisfy themselves by inspection or otherwise as to the correctness of these particulars.



Location

The plots lies in a semi-rural setting on the northern edge of Carharrack in a raised position with views of the surrounding countryside. The village centre is within walking distance and provides facilities for everyday requirements, whilst the larger village and towns of Redruth and Falmouth lie within easy reach.



Viewing: Viewers may access the land for viewing purposes with sale particulars in hand, during daylight hours adhering to the Countryside Code. Please notify the agents Lodge & Thomas of your intended visit. Tel: 01872 272722
Email: property@lodgeandthomas.co.uk

Directions: From Carharrack, follow the road through the village towards Scorrier and at the bottom of the hill, turn left at the crossroads and follow the lane for approximately $\frac{1}{4}$ of a mile. Turn left onto Donkey Track Lane, drive through the ford and the plot will be found approximately 100 yards on the right hand side, as marked by the Lodge & Thomas for sale board.

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