



26 Maple Close, Ludlow

Building Plot Adjacent To, 26 Maple Close Ludlow, Shropshire, SY8 2PT

We offer to the market a freehold building plot with outline consent for a Detached dwelling and Garage which is located in a residential cul de sac in historic Ludlow. This is an ideal opportunity for those looking to build their own home or of course suitable for a developer / speculator. Freehold

Guide Price: **£72,000**



Maple Close is a cul de sac location in a residential area in historic Ludlow. A short walk from the location are Schools, Leisure Centre and convenience stores, whilst Ludlow's town centre is within a 10 to 15 min walk and is renowned for its architecture, culture and festivals.

Planning permission was granted on 29th November, 2019 with outline consent for a single dwelling and garage. Full plans can be viewed on the Shropshire Planning Portal: <https://pa.shropshire.gov.uk/online-applications/applicationDetails.do?keyVal=PYI4TKTDI6R00&activeTab=summary>

Copies of decision and plans can be viewed via appointment at the agents Ludlow office

Services: It is understood that mains water and drainage connections, mains gas and mains electricity are all in the cul de sac however a buyer must satisfy themselves that they can connect to said services

Directions: From Ludlow town centre proceed out of town along Lower Galdeford continuing onto Gravel Hill. At the mini roundabout turn right onto Henley Road and then immediately left into Dodmore Lane. Follow Dodmore Lane turning left into Hucklemarsh Road and Maple Close is then the third turning on the left with the building plot being found towards the end of the cul de sac as indicated by the agents for sale sign (Viewings strictly by appointment)

Viewings: Strictly by appointments arranged via Samuel Woods Ludlow office on 01584 875207

Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

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