

PRICE REDUCED

TEMPLETON
ROBINSON
COMMERCIAL

CHARTERED VALUATION SURVEYORS

FOR SALE

Prime Residential Development Site c.1.1 acres
Adjacent to Braeside, Belfast Road, Newtownards BT23 4TT



(not to scale and for identification purposes only)

Location / Description

The subject site occupies an excellent location on the Belfast side of Newtownards and just a short stroll from Kiltonga wildlife reserve. It is ideally located for those commuting to Belfast, Bangor and Holywood. It is currently a flat site with access off the existing Braeside development.

Planning

There is no planning currently live for this site. Reserved Matters was previously granted for six detached houses accessed off the existing Braeside Development, Ref X/2012/0525/RM in July 2013.

Outline Planning was granted for 6 no. detached house in 2009 Ref X/2009/0183/0

Reserved Matters was also granted for 4 no. detached houses in 2009 Ref X/2009/0168/RM

Potential Schemes have previously been prepared (but without Planning) for 11 no. 3 / 3 ½ Storey Townhouses c.1,500-1,700 sq.ft. and 10 no. 3 Storey Townhouses c.1,200-1,500 sq.ft.

Accommodation

Site Area c.1.1 acres

Additional lands to the rear may be available. (further details on request)

PRICE £595,000

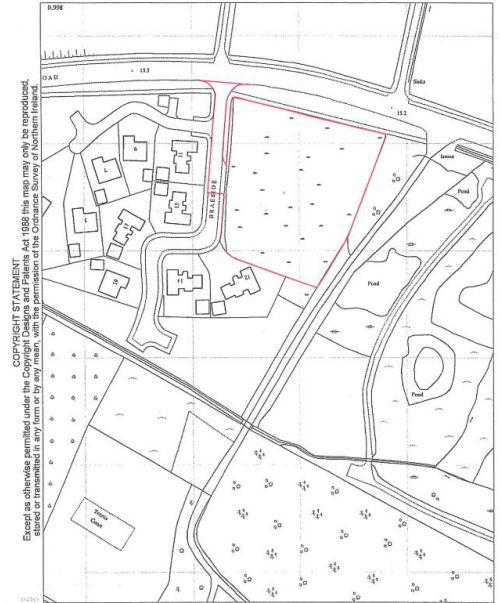
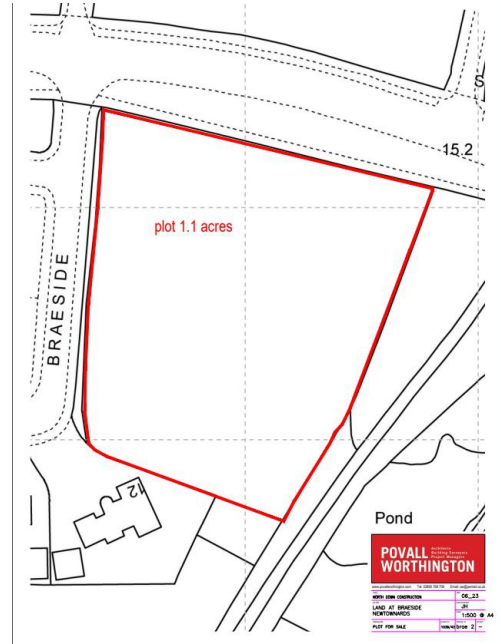
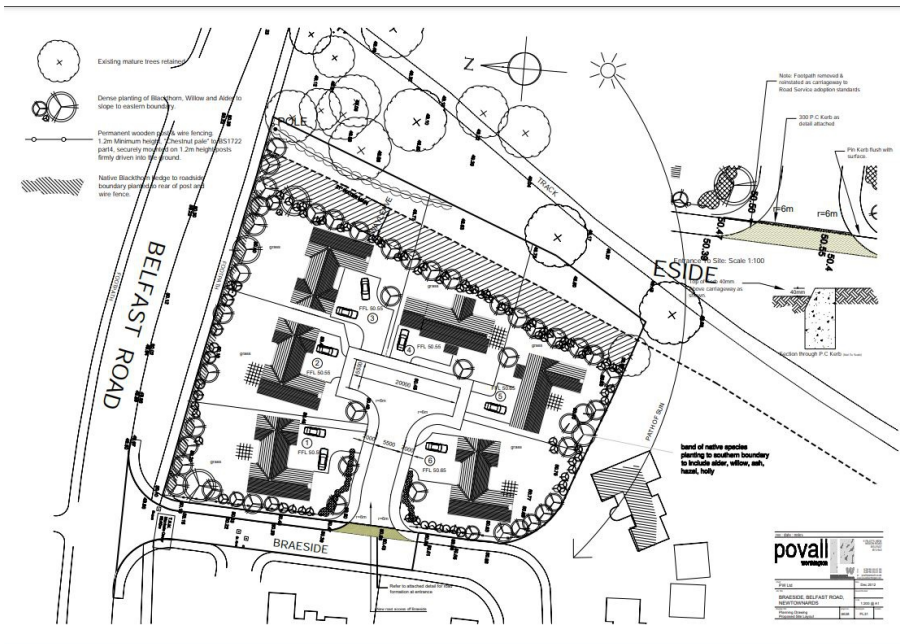
VIEWING By appointment with Sole Agent 028 9131 3830

Suite 2, 3 Church Street, Newtownards BT23 4AN Telephone +44 (0)28 9131 3830 e-mail: gareth@trcommercial.co.uk

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Site Plan



NOTES:

Under the terms of the Estate Agents Act 1979, we are required to disclose to prospective purchasers that a Director of Templeton Robinson Commercial is related to the Directors of the Vendor Company.

Anti-Money Laundering

In accordance with the current Anti-Money Laundering (AML) Regulations, the purchaser/lessee will be required to satisfy the vendor/lessor and their agents regarding the source of the funds used to complete the transaction.

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