

## RESIDENTIAL DEVELOPMENT PLOTS

Worset Lane, Hartlepool, TS26 0JX

**Self-build plots with outline planning consent in a good quality residential area**

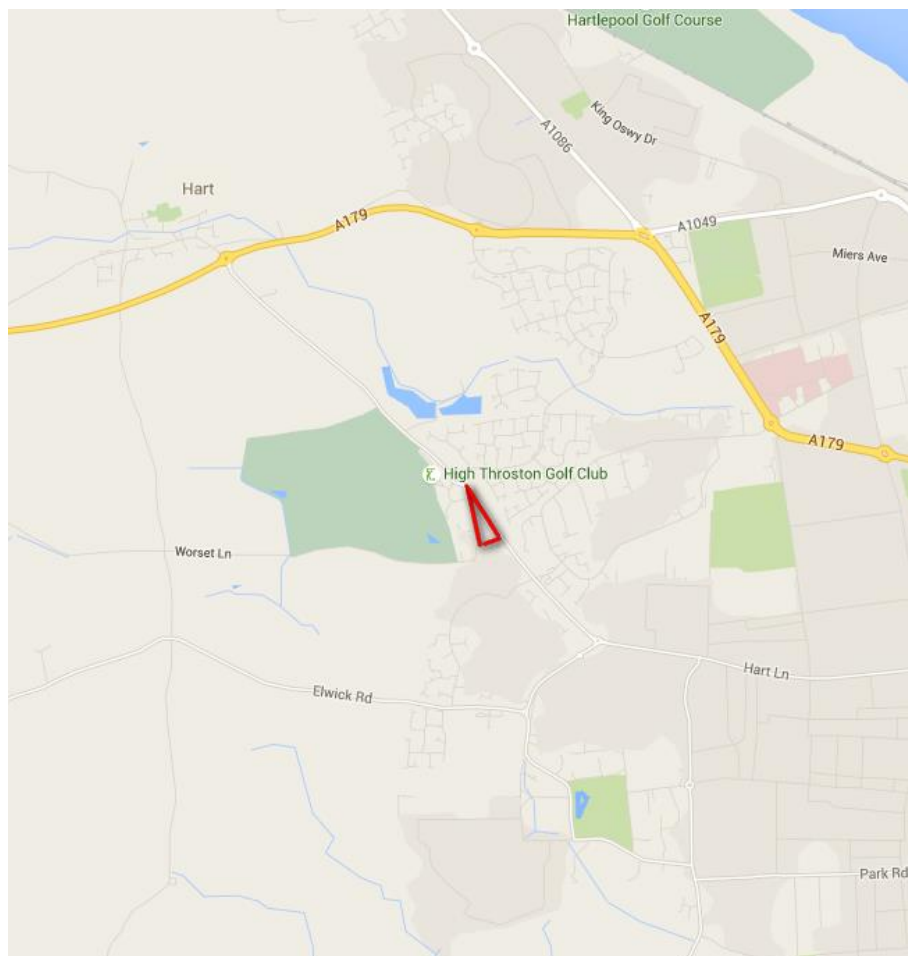
### Situation

The site is located on the junction of Worset Lane and Hart Lane in a quiet, private residential area of Hartlepool close to open countryside. There are four Primary Schools within a mile of the plots and High Tunstall College of Science, a secondary school is again within a mile of the site.

There are a number of local amenities which include Tesco Express and Lloyds Pharmacy both within 0.5 miles of the site and an Aldi store less than a mile away.

There are also a number of leisure and sports clubs within close proximity of the opportunity which include, Throston Grange Golf Club, Hartlepool Lawn Tennis Club and Sunderland Health and Racquets Club.

Hart Lane connects into the A179 allowing easy access to the A19.



Location plan

## Accommodation

The site is wedge shaped and extends to approximately 1.48 hectares (3.66 acres) and is bounded by hedgerows and a low stone wall.

## Site conditions and Services

We have a number of reports relating to the site and the location of utility services which can be supplied to interested parties.

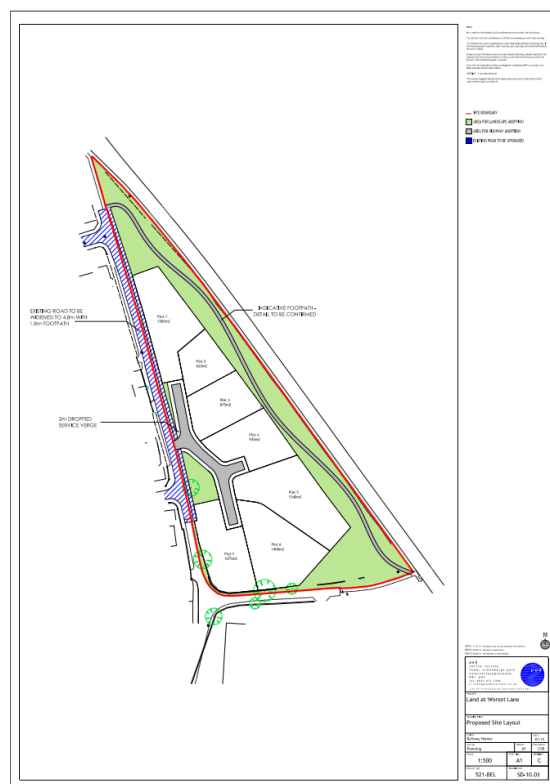
Subject to the agreement of the parties who carried out the surveys the benefit of these reports may be assigned to a successful purchaser.

## Access

The site will be accessed from a new access point off Worset Lane.

## Planning Permission

The site has outline consent subject to conditions gained at appeal for "the erection of 7no. self-build residential plots together with associated access and landscaping" A copy of the appeal decision reference APP/H0724/W/15/3013845 dated 21<sup>st</sup> August 2015 is available on request.



Proposed layout

## Viewing

For further information, call Ian or Peter Blackett on 01670 828202 or by e-mail [enquiries@davisonblackett.com](mailto:enquiries@davisonblackett.com)



Aerial Photograph showing proposed layout

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