

Lot 7

Former Hare & Hounds Public House, Stowheath Lane, Wolverhampton WV1 2TD

GUIDE PRICE: £895,000



SITE WITH FULL PLANNING FOR 84 BED CARE HOME AND FURTHER POTENTIAL RESIDENTIAL

This former public house that occupies a site area circa 1.65 acres is being sold with the benefit of vacant possession and has detailed planning consent for an 84 bed care home under reference 08/01363/FUL. There is also further opportunity to build a pair of semi-detached houses that we understand has been agreed verbally by the local planning authority although formal permission for this part is yet to be granted. The site purchase is also subject to a Section 106 agreement in the approximate sum of £112,000. The development allows for a three floor building and the site is well situated for Wolverhampton City Centre and is surrounded by local amenities and transport connections. Full copies of plans and related documents are available for inspection at the offices of the Auctioneers. The scheme also includes associated landscaping and parking. We also understand that VAT is applicable to this Lot.

LOCATION

Wolverhampton is located in the North West of the West Midlands conurbation and strategically located in the heart of central England. It is approximately 15 miles north west of Birmingham and 130 north west of London. Major facilities include the Mander Centre and the Wulfrun Centre. Stowheath Lane is situated within a predominately residential location and connects the A41 to the A454 Woolenhall Road.



Not to scale. For identification purposes only

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ACCOMMODATION

Site area approx 1.65 acres, currently housing a dilapidated former public house building

TENURE

Freehold

LOCAL AUTHORITY

Wolverhampton City Council 01902 556556

VENDORS SOLICITORS

Gerard Moran, Merritt & Co, 83 High Street, Yarm, Stockton-on-Tees, TS15 9BG Tel: 01642 885555

VIEWING TIMES

Open site for inspection at any time – please be courteous to neighbours

STARTING BID

NOTES

SOLD UNSOLD SOLD PRIOR WITHDRAWN

FINAL BID