



**Shaw
& Co**
ESTATE
AGENTS

ASKING PRICE

£220,000

Leatherhead Road

Chessington, KT9 2HY

PROPERTY SUMMARY

Freehold parcel of land with planning permission granted for the construction of a two-storey building comprising 2 x 1 bed apartments.

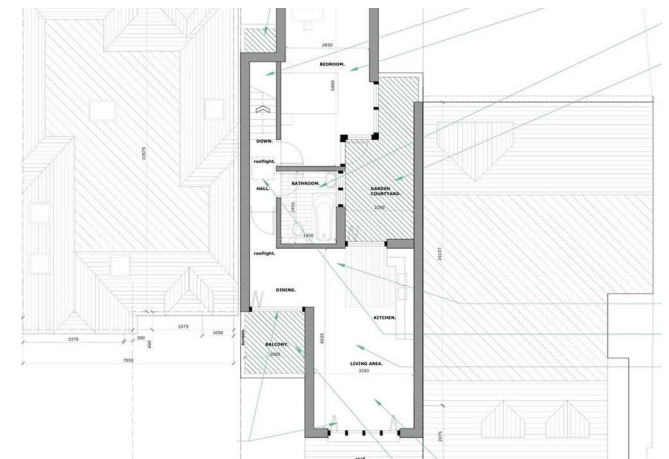
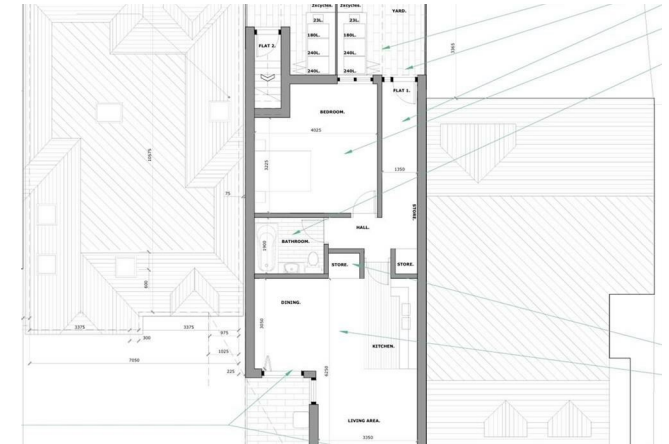
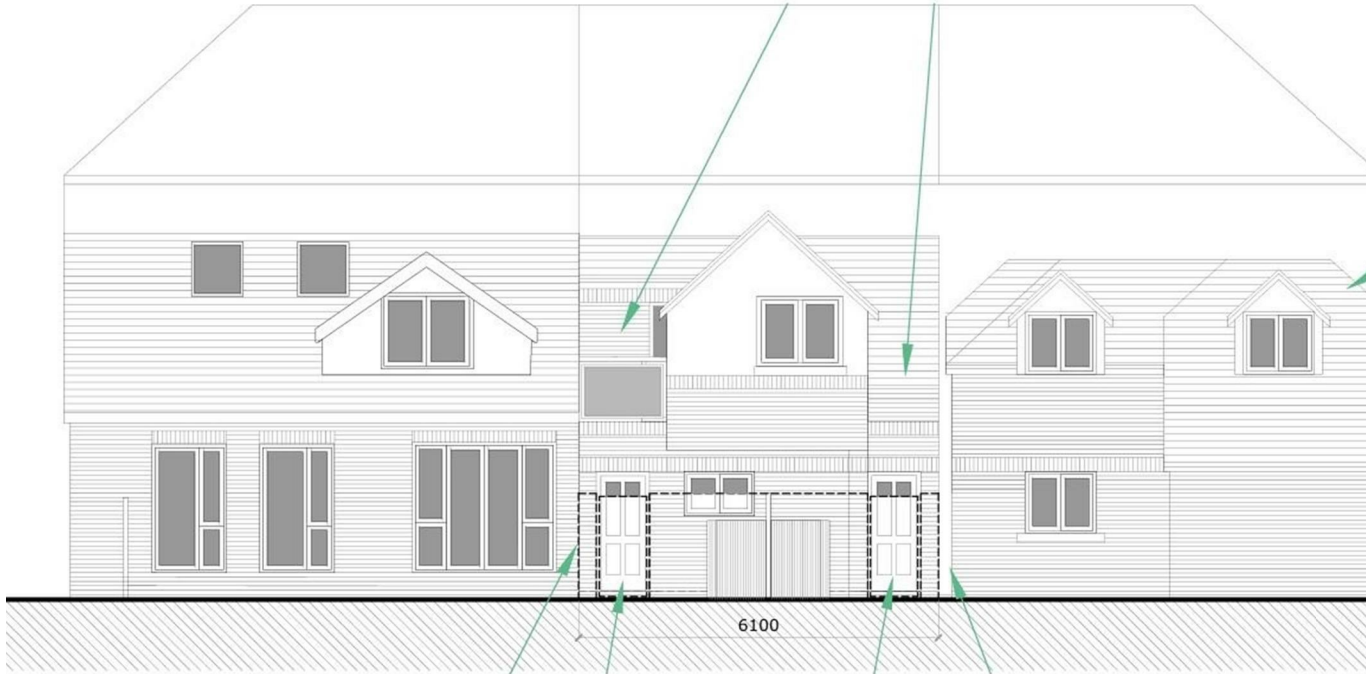
The ground-floor apartment will extend to approximately 560 sqft and benefit from a private garden, while the first-floor apartment will offer approximately 669sqft of accommodation, together with a balcony and terrace garden. Both units have been thoughtfully designed to provide attractive sale once built.

The site is situated on Sienna Close, just off Leatherhead Road, in a convenient and well-connected location. A range of local amenities are within easy reach, while commuters will benefit from excellent transport links, including quick access to the M25 and nearby Chessington North and Chessington South railway stations. scl-land

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property at rear of 88 Leatherhead Road.

proposal at rear of 90 Leatherhead Road.

property at rear of 92 Leatherhead Road.



LOCAL AUTHORITY

TENURE

Freehold

COUNCIL TAX BAND

New Build

VIEWINGS

By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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