



Land on Bolshaw Farm Lane  
Heald Green SK8 3JZ  
Offers Around £1,250,000

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# Land on Bolshaw Farm Lane

## Heald Green SK8 3JZ Offers Around £1,250,000

Development Land FOR SALE (Residential).  
Planning Permission for 6 Detached Dwellings on  
0.68 acre.

A rare opportunity to acquire a prime residential land for development situated off Bolshaw Road and close to local facilities. The site is affected by two local authorities being Stockport Metropolitan Borough Council and Cheshire East Council. There are two reference numbers a) DC/095722 Stockport MBC, and b) 25/0958/PIP Cheshire East. All the correspondence and site plans are available for inspection on the offices of Main and Main.

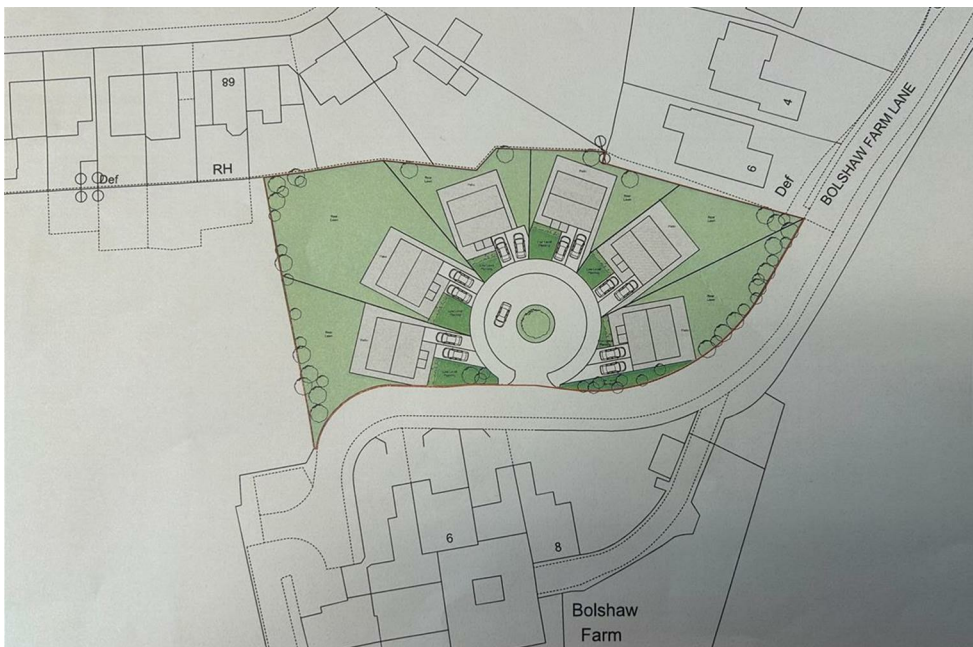
These comprise:

- 1) Planning Permission for up to 6 dwellings.
- 2) Site Plan
- 3) Proposal Layout plan
- 4) Planning Permission Approved by Planning Inspectorate. Reference no: 6005877.

All parties interested should contact Main and Main.

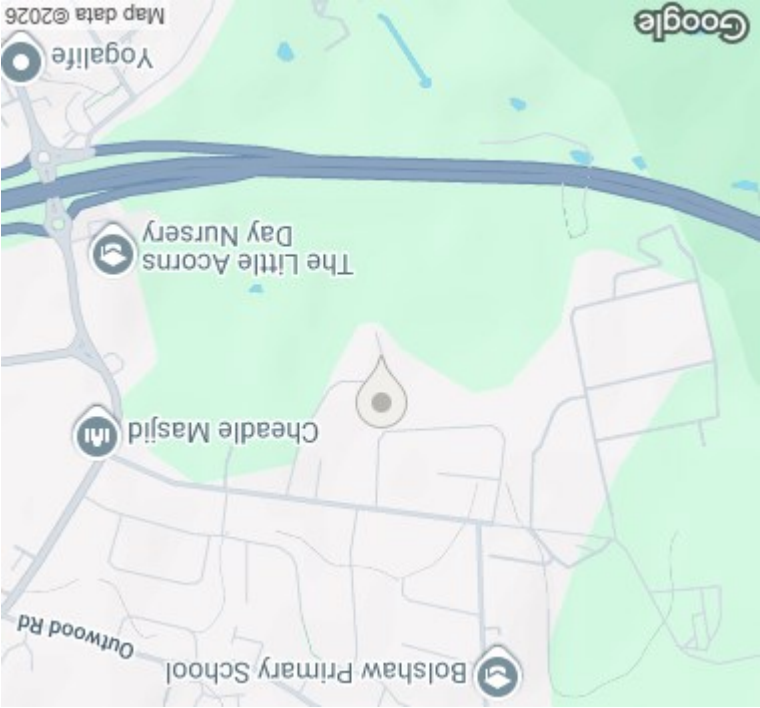
Site - FREEHOLD

Tenure: Freehold  
Council Tax: Cheshire East





To view this property call Main & Main on 0161 437 1338



Special Note - The price is correct at the time of going to print, we advise customers to enquire the price of specific properties prior to viewing. We reserve the right to amend/improve the specification at any time. Any special offer relating is offered at the asking price stated and is subject to terms and conditions.

NB - The services, appliances and heating systems have not been tested and therefore no warranty can be given or implied as to their working order. They should therefore be verified on survey by any prospective purchaser. All measurements are approximate.

Tenure - To be confirmed with a solicitor at point of sale.

Call Monitoring System - Please note that all our calls are recorded for monitoring and training purposes.

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

| Environmental Impact (CO <sub>2</sub> ) Rating                  |                                                                 |           |
|-----------------------------------------------------------------|-----------------------------------------------------------------|-----------|
| EU Directive 2002/91/EC                                         |                                                                 |           |
|                                                                 | Current                                                         | Potential |
|                                                                 | Very environmentally friendly - lower CO <sub>2</sub> emissions |           |
|                                                                 | A (92 plus)                                                     |           |
|                                                                 | B (81-91)                                                       |           |
|                                                                 | C (69-80)                                                       |           |
|                                                                 | D (55-68)                                                       |           |
|                                                                 | E (39-54)                                                       |           |
|                                                                 | F (21-38)                                                       |           |
|                                                                 | G (1-20)                                                        |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |                                                                 |           |
| EU Directive 2002/91/EC                                         |                                                                 |           |
| England & Wales                                                 |                                                                 |           |

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Company Registration No. 5615498