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Chartered Institute of
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Client	Mr C McCombs & Ms J Padbury	Project	Proposed detached dwelling together with associated site works	Address	Hospital Lane, Sherborne, Dorset DT9 3JF	Drawn by	Facades
Project No	18,963,26	Scale	1:100 @ A3	Date	June 2020	Drawn by	Facades

DO NOT SCALE FROM DRAWINGS REFER TO DIMENSIONS ONLY. CHECK ALL DIMENSIONS ON SITE PRIOR TO COMMENCING THE WORKS

FACADES

Scale 1:1000

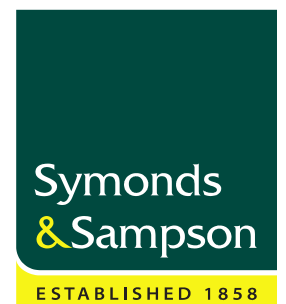


Building Plot

Hospital Lane, Sherborne, DT9 3JF

A rare chance to purchase a building plot with full planning permission close to the centre of this iconic Dorset town

Guide Price £390,000 Freehold



Land off Hospital Lane

Hospital Lane, Sherborne, DT9 3JF

Viewing strictly by appointment
Symonds & Sampson Sherborne office
01935 814488

The Property

This exceptional property is tucked away in a peaceful location within the town's conservation area and is a parcel of land fully enclosed by stone walls. The site extends to just over 10,000 sq ft (933 sq m) with a small range of natural stone outbuildings, one of which is/was a garage with an up and over door. An entrance gives unencumbered vehicular access from Hospital Lane.

The planning permission is for a stunning contemporary property (gross internal floor area 174m sq/1873 sq ft) with a superb open plan living/dining hall. Lounge, kitchen/garden room, study, utility and cloakroom/WC. 3 bedrooms in total with ensuite bathroom and family bathroom and a detached, garage and greenhouse.

Planning Permission Application WD/D/20/000209

Agents Note – There is emergency access from the back of Costa and Susie Watson Designs onto the plot under their fire escape provisions which is detailed on the lease. This agreement is made for situations of serious fire in Cheap Street.

Situation

The site is well located in the heart of the popular town of Sherborne and fronts on to Hospital Lane which provides vehicular access into Sherborne School and Sherborne Abbey.

Sherborne's shops and facilities include a good range of boutique shops, 2 supermarkets, sports facilities and the railway station which is on the direct line to London Waterloo. Sherborne is well known for its excellent schools, both independent and state. Yeovil, which is 6 miles away, has a good choice of larger stores, supermarkets and industrial estates.

There is good access to the A303 for road links to Exeter and London.

Directions

From Yeovil, take the A30 into Sherborne. At Greenhill, turn right onto The Green. Take the first right onto Hospital Lane. Approximately halfway down the hill, the property entrance will be found on the left hand side.

Outside / Services & Local Authority

There are no services connected to the property but water, gas, electricity and drainage are close by.

Dorset Council - www.dorsetcouncil.gov.uk

AWW/11/03/2021

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