Building Plot, 90 Lincoln Road

Dunholme LN2 3QY

Book a Viewing!

Offers in Region of £80,000

An excellent opportunity to acquire this Residential Building Plot within the ever-popular village of Dunholme. Offered for sale with the benefit of Outline Planning Permission for the erection of a proposed 3 Bedroom Detached Family Home. The building plot is available to custom and self-build purchasers only. **Outline Planning Consent granted 20th November 2024 by West Lindsey District Council Planning Application Number: WL/2024/00954**

90 Lincoln Road, Dunholme, LN2 3QY

SERVICES
All mains services are understood to be available within Lincoln Road.

LOCAL AUTHORITY - West Lindsey District Council

TENURE - Freehold.

VIEWINGS - By prior appointment through Mundys.

LOCATION
The popular village of Dunholme is located to the North of the historic Cathedral and University City of Lincoln. The village, along with the neighbouring village of Welton, offers a good range of amenities including primary and secondary schooling, a Co-op, post office, public houses and leisure facilities. Dunholme is well positioned for access to the A46 and has a direct bus route into Lincoln.

DESCRIPTION
We are delighted to offer for sale this exceptional Development Opportunity to acquire a Building Plot with Outline Planning Consent for a Three Bedroom Detached House with garage, situated within the popular village of Dunholme near Lincoln. Planning Consent was granted on 20th November 2024 by West Lindsey District Council, Planning Application Number: WL/2024/00954. Further details available upon request.

NOTE
We are delighted to offer for sale this exceptional Development Opportunity to acquire a Building Plot with Outline Planning Consent for a Three Bedroom Detached House with garage, situated within the popular village of Dunholme near Lincoln. Planning Consent was granted on 20th November 2024 by West Lindsey District Council, Planning Application Number: WL/2024/00954. Further details available upon request

WEBSITE
Our detailed website shows all our available properties and also gives extensive information on all aspects of moving home, local area information and helpful information for buyers and sellers. This can be found at mundys.net

SELLING YOUR HOME – HOW TO GO ABOUT IT
We are happy to offer FREE advice on all aspects of moving home, including a Valuation by one of our QUALIFIED/SPECIALIST VALUERS. Ring or call into one of our offices or visit our website for more details.

REFERRAL FEE INFORMATION – WHO WE MAY REFER YOU TO
Sills & Betteridge, Ringrose Law LLP, Burton & Co, Taylor Rose, Bridge McFarland, Dale & Co, Bird & Co and Gilson Gray who will be able to provide information to you on the Conveyancing services they can offer. Should you decide to use these Conveyancing Services then we will receive a referral fee of up to £150 per sale and £150 per purchase from them.

CWH, J Walter and Callum Lyman will be able to provide information and services they offer relating to Surveys. Should you decide to instruct then we will receive a referral fee of up to £125.

Claverings will be able to provide information and services they offer relating to removals. Should you decide to instruct then we will receive a referral fee of up to £125.

Mundys Financial Services who will be able to offer a range of financial service products. Should you decide to instruct Mundys Financial Services we will receive commission from them of £250 and in addition, the individual member of staff who generated the lead will receive £50.

BUYING YOUR HOME
An Independent Survey gives peace of mind and could save you a great deal of money. For details, including RICS Home Buyer Reports, call 01522 556088 and ask for Steven Spivey MRICS.

GETTING A MORTGAGE
We would be happy to put you in touch with our Financial Adviser who can help you to work out the cost of financing your purchase.

NOTE
1. None of the services or equipment have been checked or tested.
2. All measurements are believed to be accurate but are given as a general guide and should be thoroughly checked.

GENERAL
If you have any queries with regard to a purchase, please ask and we will be happy to assist. Mundys makes every effort to ensure these details are accurate, however they for themselves and the vendors (Lessors) for whom they act as Agents give notice that:

1. The details are a general outline for guidance only and do not constitute any part of an offer or contract. No person in the employment of Mundys has any authority to make or give representation or warranty whatever in relation to this property.

2. All descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details should be verified by yourself on inspection, your own advisor or conveyancer, particular by items stated herein as not verified.

Regulated by RICS. Mundys is the trading name of Mundys Property Services LLP registered in England NO. OC 353705. The Partners are not Partners for the purposes of the Partnership Act 1890. Registered Office 29 Silver Street, Lincoln, LN2 1AS.

29 – 30 Silver Street	22 Queen Street	22 King Street	46 Middle Gate
Lincoln	Market Rasen	Southwell	Newark
LN2 1AS	LN8 3EH	NG26 0EN	NG24 1AL
01522 510044	01673 847487	01636 813971	01636 700888

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate 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 are advised to recheck the measurements.

The Property Ombudsman