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Residential Development Land

For Sale

**CONSIDERED SUITABLE
FOR UP TO 98 HOUSES**

Great Yarmouth, together with the adjacent town of Gorleston, is located on the east coast of Norfolk, approximately 20 miles east of Norwich and 8 miles north of Lowestoft, with access via the A47 trunk road.

The property is situated on the southern outskirts of Gorleston, bordering Bradwell, which is considered a suburb of the area. The locality has experienced significant expansion in recent years and is close to the James Paget Hospital and the successful Beacon Park business park. Local amenities include a Toby Carvery, a Sainsbury's Local, and further developments are proposed.

Description

This is a rare opportunity to acquire a substantial greenfield development site forming part of the successful Eastwood Park development in Gorleston.

The earlier phases of this development comprise 117 dwellings, ranging from 2 to 5-bedroom houses, predominantly semi-detached or detached.

The subject site comprises a greenfield development site extending to approximately 8 acres (3.24 hectares), with the potential to secure planning consent for the construction of up to 98 new dwellings.

Access is from the Woodfarm Lane, which serves the first phases of Eastwood Park. The eastern boundary of the site is Beaufort Way, situated opposite the Beacon Park Business Park.

The proposed development is envisaged as a continuation of the successful Eastwood Park but with higher density, subject to planning consent.

Accommodation

Site Area 8 Acres (3.24 hectares)

Terms

The development land is available for freehold with vacant possession and offers are invited. Price on application.

VAT

Our client reserves the right to charge VAT in line with current legislation.

Viewing and further information

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SUBJECT TO CONTRACT - GWBG/njr/120

Location Plan

