

LOT  
**7**

Land rear of 20a Trinity Road,  
London SW17 7RE

**Guide Price: £250,000**

## VACANT FREEHOLD SITE WITH DEVELOPMENT POTENTIAL



This freehold site that measures approximately 100 square metres is situated in an excellent location close to Tooting Bec Northern Line Underground Station. The shopping facilities and travel connections within Tooting and Balham are also within close proximity. The plot is secluded and can be accessed from Chetwode Road. The site has not been cleared and currently consists of a disused open store and adjacent yard. There was a previous planning permission granted to erect a two storey two bedroom residential house on the site although this permission has now expired. Any intending purchaser should make their own enquiries in regards to the renewal of this permission or of course any other use that the land may be suitable for subject to obtaining any consent that may be required. The site is sold with vacant possession.

### ACCOMMODATION

Site area approx 100 sq metres

### TENURE

Freehold

### LOCAL AUTHORITY & TAX RATING

London Borough of Wandsworth 0208 871 6000

### VIEWING TIMES

Inspection at any time. Please be courteous to neighbours.

STARTING BID

FINAL BID

NOTES

☐ SOLD ☐ UNSOLD ☐ SOLD PRIOR ☐ WITHDRAWN