

For Sale



Land to the side of 54 St. German's Road, Forest Hill, SE23 1JA

Development Opportunity in Forest Hill

- Offers in excess of £500,000
- Vacant site with development potential for flats or single dwelling house (STPP)
- Desirable Forest Hill location

Description

An opportunity for developers to acquire this vacant site with potential for flats or one single house, subject to the relevant consents.

A planning application for "The construction of a four-storey building plus basement level on land adjoining 54 St German's Road SE23 to provide 4, two-bedroom self-contained flats" in 2021 was rejected under grounds of location of cycle storage, insufficient build in storage and sizing & massing of the proposed development. Fundamental mistakes have been made with the refused application which we believe can be overcome with the correctly designed scheme.

In 2000, the site had planning permission granted for a building comprising of 4 x 2-bedroom flats. This has since lapsed; the Local Authority no longer has paperwork for this.

Offers are invited in excess of £500,000. The vendor is open to offers subject to planning consent.



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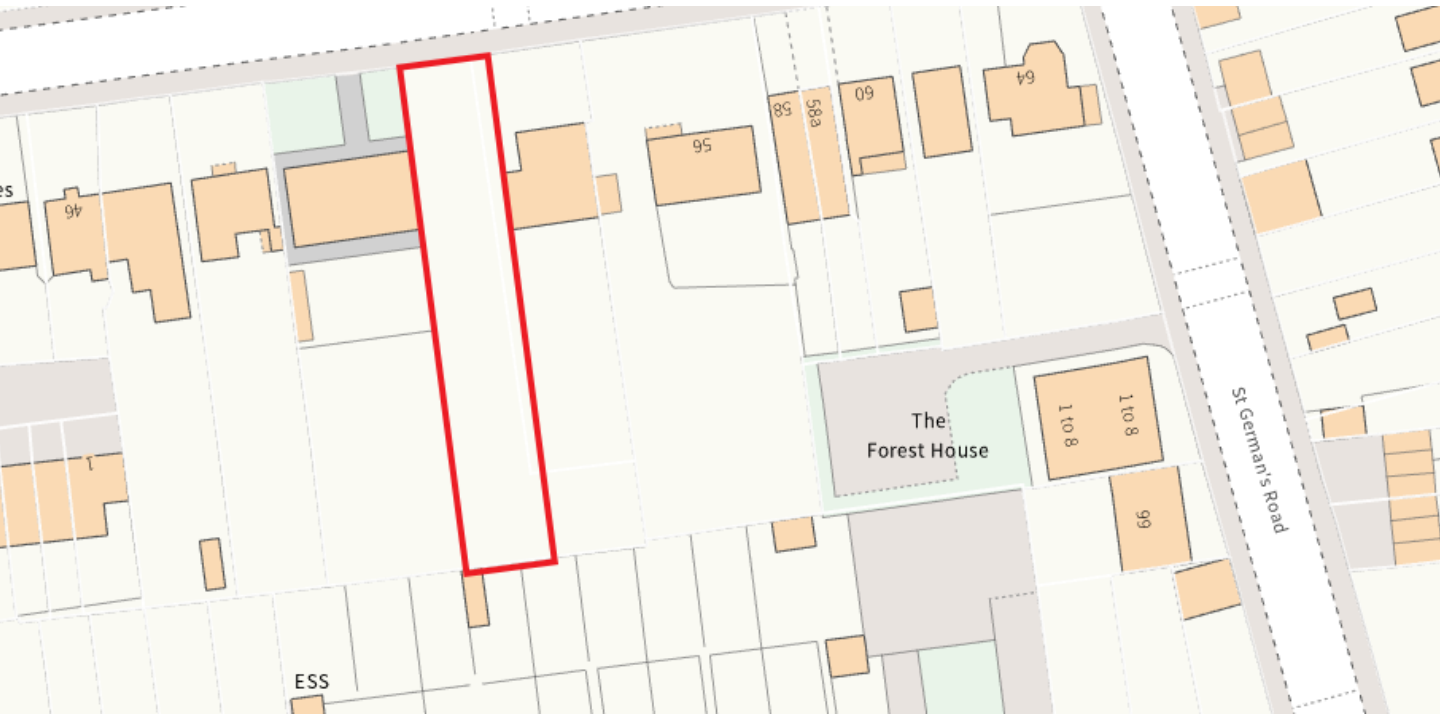
All Enquiries:

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Location

The site is situated on a popular residential road just off the South Circular Road. Forest Hill Station is located 1 mile (18 min walk) from the site. Forest Hill Station offers direct services into London Bridge within 20 minutes along with the London Overground line connecting much of South London.

There are also a number of local amenities including cafes, takeaways and a pub, all located within a 10-minute walk of the site.



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