**GUIDE PRICE BIDDING DEPOSIT DIGITAL AUCTION DATE 22nd July 2020** £250,000 £3,500





# St Andrew's Church Hall Lower Church Street, Colyton, EX24 6ND

Freehold partially completed residential development opportunity offered on behalf of the Joint LPA Receivers



### **Property Summary**

- Freehold residential development opportunity
- Planning permission for three dwellings
- · Partially completed
- Town centre location
- Vacant possession
- On the instructions of N J Gill and R K Roe of Eddisons acting as Joint LPA Receivers

### Location

Colyton lies on the west bank of the River Coly (a tributary of the River Axe) about 27 miles east of Exeter, 6 miles south west of Axminster and 6 miles north west of Lyme Regis. It lies to the southern edge of the East Devon Area of Outstanding Natural Beauty and can be accessed via the A358 and A3052. The coastal tourist areas of Seaton and Beer lie about 3 miles to the south with regular bus services providing direct links.

Lower Church Street lies on the town centre, running north from Dolphin Street with the property being situated on the west side of the street adjacent to St Andrew's Church.

### **Description**

The property comprises a Grade II Listed former church hall that has been partially redeveloped to provide 3x two bedroom dwellings. The units are in various stages of development and once completed will provide dwellings totalling approximately 990 sq ft each.

### **EPC**

Please refer to the legal pack

## **Tenure**

Freehold







**Planning** 

Planning permission was granted on 6th July 2017 for the conversion of the church hall to three dwellings (17/0349/LBC).

# **Local Authority**

East Devon District Council 01395 516551 www.eastdevon.org.uk

Address	Accommodation	Size
Unit A	Two bedroom house	91.97 sq m (990 sq ft)
Unit B	Two bedroom house	92.53 sq m (996 sq ft)
Unit C	Two bedroom house	91.79 sq m (988 sq ft)

The above areas are indicative of the proposed sizes once completed. The auctioneers have not measured the property.

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Contact BidX1 Simon Bailey simon.bailey@bidx1.com +44 (0)20 3929 8403