

Residential Development Land Sale in Heanor

Trafford Oliver is delighted to announce the sale of a plot of land at Heanor in Derbyshire.

Acting on behalf of private clients, Trafford Oliver negotiated the sale of the site at the junction of 62 Derby Road and Nook End Road in Heanor to a local developer.

The site which benefited from frontages to both Derby Road and Nook End Road, extended to approximately 0.24 acres (0.097 ha) and was substantially cleared, and ready for development.

Amber Valley Borough Council had granted Planning Consent for the Erection of 7 no. dwellings comprising 4 x 3 bed houses and 3 x 2 bed houses. The sale was concluded on an unconditional basis for the freehold interest with the benefit of the planning consent.

Charles Trafford of Trafford Oliver commented:

‘We were very pleased to be able to secure an unconditional sale of the site, particularly where we had been able to deal with a purchaser who had the internal cash resources to perform quickly without the need to secure external funding.

‘The fact that there was a planning consent in place obviously worked in our favour in both attracting a buyer and ensuring that the transaction was completed relatively quickly.

‘It perhaps provides further evidence of improving market sentiment that a local developer was prepared to proceed in this manner in Heanor.’

Chesterton Humberts, Nottingham acted as joint agents



September 2013