

**Auction**

Land & Development in TN31

Brede, Rye, East Sussex, TN31 6EJ

£765,000 Starting Bid

Tenure

Freehold

Driveway & Garage parking

Property features

- ✓ Part completed refurbishment
- ✓ Planning for swimming pool
- ✓ Gross external area of circa
- ✓ Freehold title
- ✓ Potential for further development

Arrange a viewing

Lisa Neil
Branch Manager
Commercial National

0191 737 1154
commercial@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

For sale via secure sale online bidding: terms and conditions apply.

We are pleased to offer to auction this part finished refurbished former guest house offers a number of possibilities for further development.

The main building having a ground floor gross external area of circa 2,540ft² has had roofing workings carried out and now requires finishing from its shell condition.

The site has had permission to install a swimming pool on the grounds and there is potential to add a building plot for a house.

Further plans and information is available from Dyer and Hobbis.

Please note we have not inspected this property.

Price: Starting Bid £765,000

Property Type: Land & Development

Business Type: Residential Investments

Internal Size: 20037 Square Feet

External Size: 20037 Square Feet

Parking: Driveway & Garage

Location

The property is located on the hill leading up to Brede near Rye East Sussex. It is a short walk to the village centre and Hastings is located 7 miles to the south and Rye circa 8 miles to the East.

Site Details

The subject site is a part finished refurbished former guest house and measures approximately 0.46 acres (1861.55sqm) with a perimeter of roughly 201.65m.

Tenure

Freehold. Title number ESX30619.

EPC

This property has been set as EPC exempt.
Reason: Currently being constructed or undergoing major refurbishment

Additional Information

For further information please contact our office direct on 0191 737 1154, or alternatively via e-mail on commercial@pattinson.co.uk. With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.



Brede, Rye, East Sussex, TN31 6EJ

Contact your local branch today for more information on this property:

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 ,
commercial@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

