

# KEATES

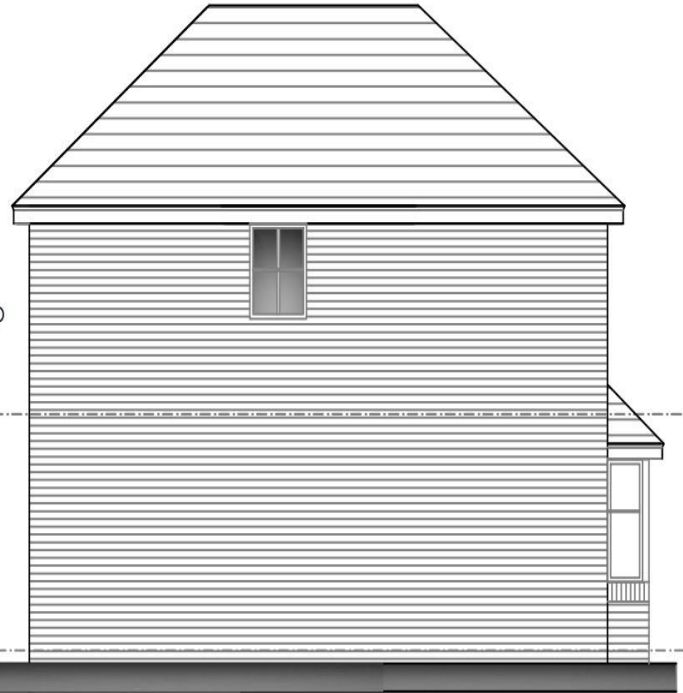
sales • lets • surveys • auctions

84 Church Street  
Stoke-on-Trent  
ST4 1BS

01782 847083  
www.keates.uk.com



Front elevation



Side elevation

#### External finishes

Red / Brown facing brickwork to local authority approval

Blue/Grey roofing tiles to local authority approval

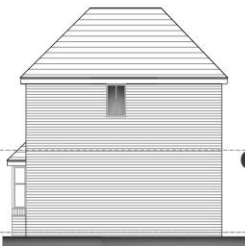
Tiled canopy

- Land For Sale with Planning
- Planning Ref: 25/00221/FUL

- Permission to construct a three bed detached



Rear elevation



Side elevation



**Land at , 266 Dimsdale Parade West**  
Newcastle, ST5 8HP

**£70,000**

### Description

Land for sale with planning permission to erect a three bedroom detached property. Located on Dimsdale Parade the build plot has been approved by Newcastle council to construct a detached dwelling with off street parking.

### Location

Located off Dimsdale Parade in Bardwell Newcastle under Lyme. Close to Wolstanton Marsh/ Park and within easy reach of the A34.

### Planning Permission

Full details of the planning permission can be viewed at: <https://publicaccess.newcastle-staffs.gov.uk/online-applications/> Ref: 25/00221/FUL

### Offers/ Enquiries

Please contact Andrew Johnson at Keates.  
[andrew@keates.uk.com](mailto:andrew@keates.uk.com)

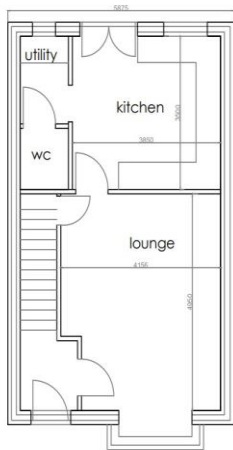
### Viewings

To view this, or any other of our properties, please call **01782 847083**.

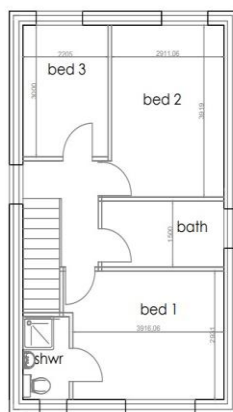
If you would like to discuss this property and/or your specific requirements we strongly urge you to call us prior to viewing the property. If you are traveling long distances or are taking time off work this could save you time and money.

Viewings strictly by appointment only

Keates for themselves and for the vendor gives notice that these particulars do not constitute, nor constitute any part of an offer or contract. All statements contained in these particulars are made without responsibility on the part of Keates or the vendor. None of the statements contained in these particulars are to be relied upon as statements or representations of fact. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give and neither Keates nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.



Ground floor plan



First floor plan

### Equipment and Apparatus

The Agents have not tested any apparatus, equipment, fittings or services so cannot verify they are in working order and applicants must satisfy themselves of the condition of same.

sales • lets • surveys • auctions



[www.keates.uk.com](http://www.keates.uk.com)



## Our Services

### Homebuyer Reports

If you are buying a house, you should consider having an RICS HomeBuyer Report. Unlike a mortgage valuation, the HomeBuyer Report provides you with an assessment of the condition of the property and advises on repairs and maintenance required, so you can make an informed decision about your purchase. At Keates, our experienced surveyors are regulated by the Royal Institute of Chartered Surveyors, and we even offer a post-valuation consultation, where we can give advice on any issues raised in the report.

### Lettings

Thinking of letting your property? Keates can help. Our dedicated lettings team manage hundreds of properties throughout the city and can guide you through the process with a minimum of stress. With the option of either a Let Only or Full Management service, you can choose how much or how little you would like to be involved.

### Sales

Keates offer a comprehensive sales service, with helpful and friendly advice every step of the way, and the opportunity to monitor the viewing statistics and general interest in your property online. All our sales and lettings properties are listed with Rightmove and can be viewed online by potential purchasers countrywide. Ask a member of staff for a free, no obligation appraisal of your property today!

### Mortgages

Need help deciding on a mortgage? Keates can put you in contact with a Mortgage Advisor for a free, no obligation consultation and advice.

**YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOAN SECURED ON IT**

Keates for themselves and for the vendor gives notice that these particulars do not constitute, nor constitute any part of an offer or contract. All statements contained in these particulars are made without responsibility on the part of Keates or the vendor. None of the statements contained in these particulars are to be relied upon as statements or representations of fact. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendor does not make or give and neither Keates nor any person in their employment has any authority to make or give any representation or warranty whatever in relation to this property.

