



**NEW ROAD, HASLINGFIELD, CB23**  
£700,000

**Carter Jonas**

# NEW ROAD, HASLINGFIELD, CB23

A development opportunity to acquire a detached two bedroom bungalow with approximately 0.5 acres of land situated in the popular village of Haslingfield, approximately 5 miles from Cambridge in Cambridgeshire. The site is within the village development framework and falls within the district council of South Cambridgeshire.

## Services

Electricity, water and main drainage are understood to be available at the property, however interested parties should undertake their own due diligence with service providers.

## Planning

The site may have potential for residential subject to obtaining planning permission and any other necessary consents.

All interested parties must however make their own enquiries with the local planning authority, South Cambridgeshire District Council with regards to planning and satisfy themselves as to the suitability of the site for use.

Rights of way, Wayleaves, Easements, Restrictive Covenants  
The site is sold subject to, or with the benefit of any rights of way, wayleaves, restrictive covenants etc. which may exist whether mentioned in these particulars or not.

Haslingfield is a very popular South-Cambridgeshire village within easy reach of Cambridge. It boasts excellent local amenities including a primary school, two churches, an excellent village shop and post office and an Indian restaurant. It is within the catchment for the highly regarded Comberton Village College. There are further amenities in nearby Barrington and Harston including public houses, a doctor's surgery and hairdressers. The market town of Royston is just 8 miles away. For the commuter the property offers easy access to mainline railway stations at Royston, Foxton and Shepreth, to London and Cambridge along with very good road networks (A10, M11 and A1).



For all planning enquiries, please contact Peter McKeown:  
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## IMPORTANT INFORMATION

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