

**CONSENTED SITE FOR SALE  
9 FLATS + COMMERCIAL**



**PERIVALE, LONDON UB6**

***Guide Price £1,800,000 Freehold***



**CHRISTOPHER ST. JAMES**  
Established 1976

Residential / Commercial / Land & Development

**020 8545 0591**

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## THE DESCRIPTION

Consented development site for sale

The existing buildings are single storey with flat roofs. Two of the units were previously used as retail and the other a storage unit. To the rear is a courtyard area.

Plot size: 291 sqm

## THE LOCATION

Site benefits from close proximity to schools. It also benefits from close proximity to green spaces for instance to Ealing Central Sports Ground and Park as well as Ealing Golf Club which are located within walking distance to site (6 minutes walk and 10 minutes walk respectively). Neighbouring commercial area (Tesco Superstore within the Hoover building with access to it across the road.

Perivale underground station is located 8 minutes walk from the site.

## THE PLANNING

Planning granted for .... Construction of a four storey building, comprising nine flats with a ground floor commercial unit (Use Class E), associated cycle/refuse storage and amenity space, (Following demolition of existing shops and commercial premises)

## THE PRICE & CONTRIBUTIONS

Guide Price £1,800,000 Freehold

CIL: £31,000

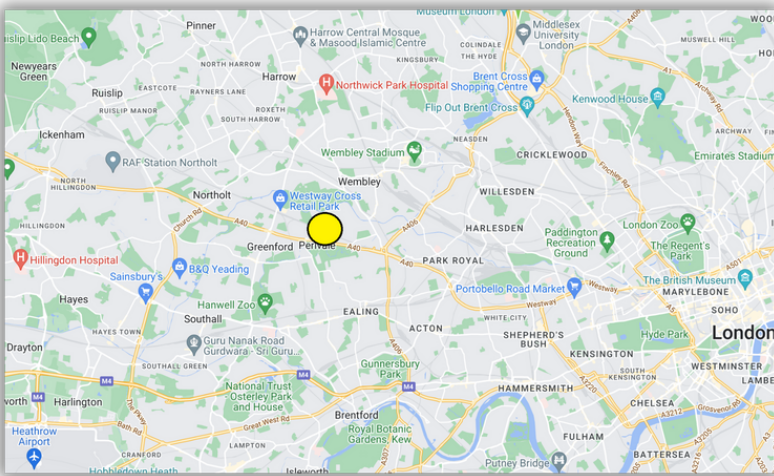
S106: £23,000

S106: Car free (owners or occupants cannot apply for a parking permit)

## DATAROOM

Full information found in our dataroom [HERE](#)

Password: perivale1



## THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:

- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building, regulation or other consents and Christopher St James have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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