

# RESIDENTIAL DEVELOPMENT OPPORTUNITY FOR SALE



Land at Helme Park  
Hotel, Tow Law, Bishop  
Auckland, DL13 4NW

## Bradley Hall

0191 232 8080

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[www.bradleyhall.co.uk](http://www.bradleyhall.co.uk)

33 – 39 Grey Street, Newcastle upon Tyne, NE1 6EE



*Approximate Boundar*

# Key info



GUIDE PRICE OF  
**£750,000**



Approved Reserved  
Matters Planning  
Permission



Approximate Size  
Totaling: **1.80 Acres (0.73  
Hectares)**



9no. Residential  
Dwellings



Excellent Rural  
Location



Freehold



Development  
Opportunity

# Location & Description

This former Helme Park Hotel is situated in an attractive rural area of west Durham and gives opportunity to create a high-quality scheme of 9 dwellings. Located to the west of the A68 in a quiet, countryside setting is the former Helme Park Hotel and its grounds. The site is surrounded to the west and south by grasslands with residential to the east. The closest settlements to the site are Crook which is located 1.7 miles south east and Tow Law which is located 0.9 miles north.

The site is situated in a rural location with superb views over open countryside and stands within its own grounds that extend to 0.73 hectares (1.8 acres).

# Planning Permission

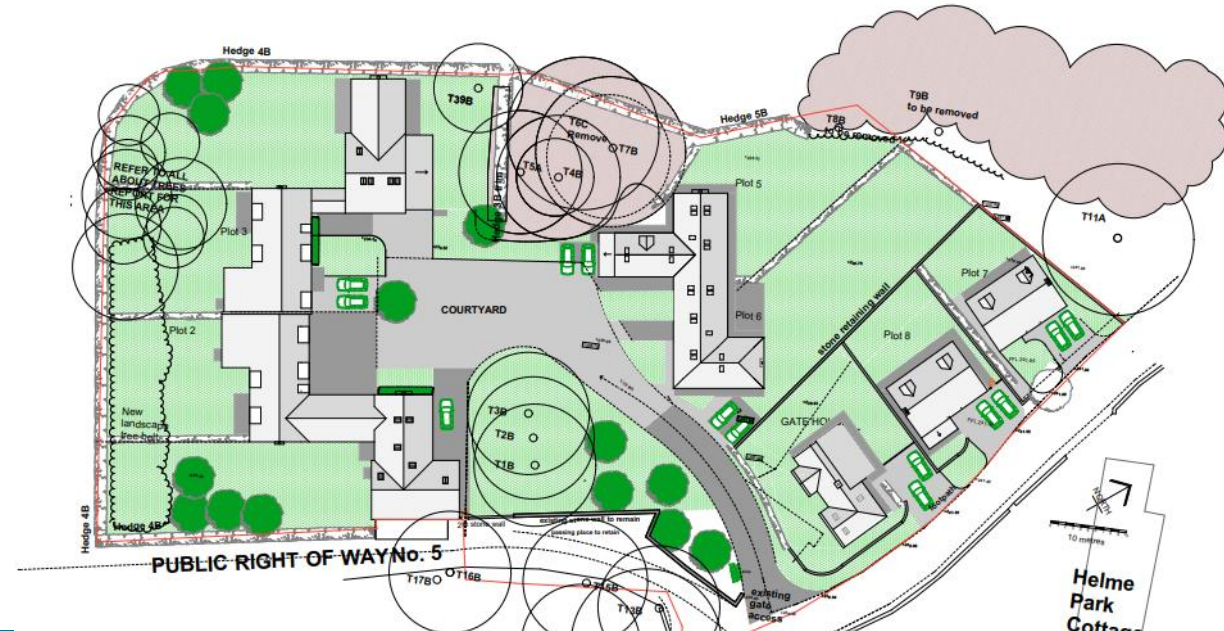
The site benefits from reserved matters planning approval pursuant to outline planning permission for the demolition of the existing country house and redevelopment of 9no. residential units.

Further information is available at Durham County Council Planning Portal.

Reference: **DM/21/01448/RM**



Plots 7&8 East Elevations



## Tenure

The site is to be sold freehold with vacant possession.

## Terms

In accordance with the Anti-Money Laundering Regulations we are required to verify the identify of the Purchaser/Tenant. We will do so based on name and address data provided but we may also require you to provide two forms of identification. We will require the Purchaser/Tenant to provide proof of the source of income.

## VAT

All rents, premiums and purchase prices quoted herein are exclusive of VAT. All offers are to be made to Bradley Hall on this basis, and where silent, offers will be deemed net of VAT.

## Legal Costs

All parties are to bear their own legal costs in the transaction.

## Anti-Money Laundering Regulations

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### IMPORTANT NOTICE

Bradley Hall for themselves and for the Vendors or Lessors of this property whose agents they are give notice that:

- 1) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute part of an offer or contract.
- 2) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and their details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- 3) no person in the employment of Bradley Hall has any authority to make or give any representation or warranty whatever in relation to this property of these particulars nor enter into any contract relating to the property on behalf of Bradley Hall, nor any contract on behalf of the Vendor.
- 4) no responsibility can be accepted for any expenses incurred by intending purchasers or lessees in inspecting properties which have been sold, let or withdrawn. Registered in England No. 07236458
- 5) All details are provided Subject to Contract

# Viewing & further information

**For all enquiries and viewing arrangements please contact Callum Armstrong or Mae Gordon**

Tel: 0191 232 8080

Email: [callum.armstrong@bradleyhall.co.uk](mailto:callum.armstrong@bradleyhall.co.uk)

[mae.gordon@bradleyhall.co.uk](mailto:mae.gordon@bradleyhall.co.uk)

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