



Bungalow and Yard for Redevelopment, The Causeway,, Mark, Highbridge, TA9 4QJ

**Guide Price £500,000
FOR AUCTION**

A rare residential and redevelopment opportunity extending to approximately 1.34 acres, comprising an AOC bungalow with land, permant residential caravan, extensive yard areas and outbuildings.
Offered as a whole in the sought - after village of Mark, Somerset.

Description:

A unique opportunity to acquire a residential property, 2 caravans and land extending to approximately 1.34 acres (0.54 hectares) or thereabouts in the desirable Somerset Village of Mark.

The property comprises of a detached bungalow subject to an Agricultural Occupancy Condition, a residential caravan with permanent residential occupation, extensive yard areas, outbuildings and associated land. Occupying a level site with frontage onto The Causeway and open countryside to the rear, the property offers considerable scope for redevelopment, enhancement and alternative uses, subject to obtaining the necessary planning consents.

Location:

The property is situated on The Causeway within the popular village of Mark, conveniently located between Burnham-on-Sea and Bridgewater with access to Junction 22 of the M5. The area is well regarded for its rural setting while remaining accessible to a wide range of amenities and services.

What3Words:

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Right of Way:

We are not aware of any Rights of way in which cross the land.

Tenure:

Freehold with Vacant Possession

Local Authority:

Somerset Council

Agents Notes:

There is a £2,000 plus VAT Buyers Contribution fee payable to the Agents upon completion.

Viewings:

Strictly and only by prior appointment through the Vendors Sole Agents Nancekivell & Partners Limited either Richard Nancekivell 07770 966372 or Chloe Brown 07475 031835.

Prior to making an appointment we strongly recommend that you discuss any queries you may have which are likely to affect your interest in the property in order that you do not make a wasted journey.

Important Notice:

Nancekivell & Partners, their clients and any joint agents give notice that

(1) They are not authorised to make or give any representation or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise.

They assume no responsibility for any statement that may be in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact.

(2) Any areas, measurements or distances are all approximate.

The text, photographs and plans are for guidance only and are not necessarily all comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and Nancekivell & Partners Limited have not tested any services, equipment or facilities.

Purchasers must satisfy themselves by inspection or otherwise.

