

## Fully Consented Development Site with Planning Permission for 34 Apartments

Freehold Price: £1,250,000

Viewing by appointment: Please contact 01323 727271 or email info@gps-

direct.com

## **Summary**

A fully consented development opportunity situated in the centre of Hailsham, East Sussex with detailed planning permission secured for the creation of 34 one and two bedroom apartments (WD/2023/2020/MRM). The approved scheme provides for two new purpose-built blocks, and the sensitive conversion of a former Victorian Drill Hall. All the necessary demolition works have been completed under separate consent (WD/2023/0858/F), ensuring that the site is ready for immediate development. The proposed development has a projected Gross Development Value of £8m, offering an attractive investment proposition.

## Location

Hailsham is a thriving and well-connected market town at the heart of the Wealden district, with excellent accessibility to Lewes, Tunbridge Wells and Eastbourne. The town is recognised for its vision of a "10-minute town," with an excellent range of shopping, leisure, hospitality and commercial facilities all within easy walking distance of the site.

The site itself occupies a prominent position close to the town centre on one of the principal approaches into the town from the A22, benefiting from strong visibility and convenient access. To the west, the site adjoins the Cuckoo Trail, a popular and well-used walking and cycling route, while to the east it is bounded by a mix of office and retail uses, including the established Neptune interiors showroom.



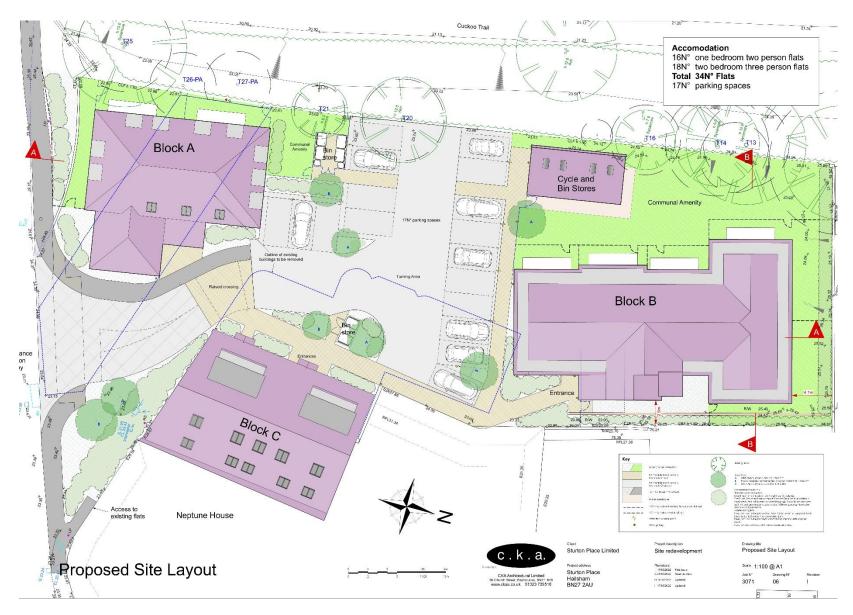
Freehold





## **Location Plan**







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