



Land to the rear of Greenway Pipewell Road,

- Option Agreement Available
- Approx total area including access c. 1,000 sq.m - potential build area show in orange on guide plan
- Option Agreement price £5,000 (no vat) and period of 8 months
- Desirable position land with access
- No Planning permission at present

PRICE
£100,000
PRICE GUIDE

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Land to the rear of Greenway Pipewell £100,000 Freehold

Potential building land, subject to obtaining the necessary planning consent and as outlined in orange on the accompanying guide plan.

The land is situated towards the outskirts of the town and is discreetly positioned, with its own access running alongside and to the rear of Greenway, Pipewell Road, Desborough, Northamptonshire.

Please refer to the attached plan as a guide to the approximate layout and dimensions of the land.

The site extends to approximately 1,000 sq. m, including an access road of approximately 51 metres in length, leading to the main plot area measuring approximately 42m x 20m. Access point c. 1.75m wide at entrance gate

The overall site has an approximate perimeter of 222 metres.

All measurements and boundaries are approximate and provided for guidance purposes only.

Option Agreement Terms; Non refundable £5,000 (no vat) - Option Premium to secure planning permission within 8 months from the Option Agreement date, with the purchase price balance being paid once planning is secured.

No Planning permission at present - Please contact the agent for further details







All measurements are approximate and for guidance only. We have not tested any appliances, equipment, systems, or services and cannot confirm their condition or suitability. Buyers should not assume compliance with planning consents or current usage. Items are excluded unless expressly stated. Please contact us to verify anything of particular importance. Image Notice: Photographs may be digitally enhanced using AI to improve lighting, clarity, or presentation. No material property features are intentionally altered. Wide-angle lenses may also be used.

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