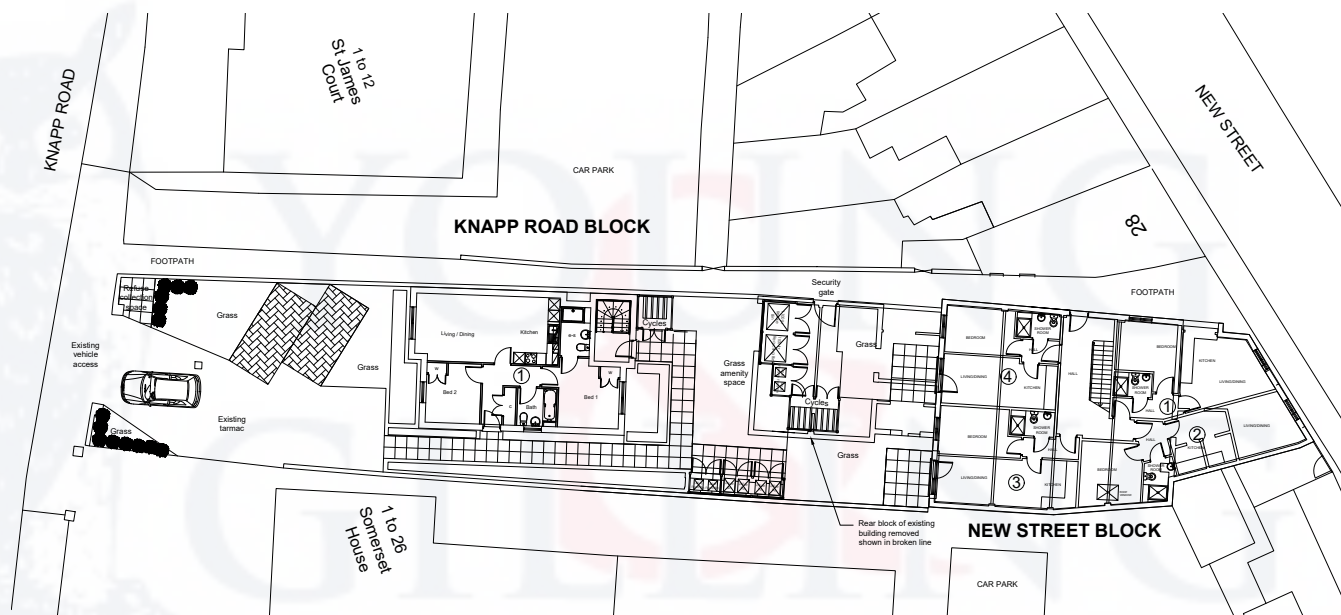




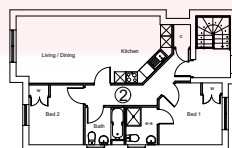
24 New Street, Cheltenham, Glos. GL50 3QQ.

Development opportunity with planning permission granted for seven one bedroom apartments, following demolition of existing buildings.

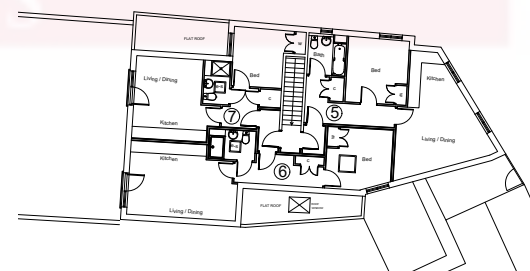
Planning was permitted on 15th November 2019, under application reference:
19/01446/FUL



SITE & GROUND FLOOR PLANS



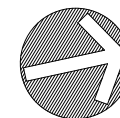
FIRST FLOOR PLAN



FIRST FLOOR PLAN

£425,000

B: Scale of new build apartments reduced, site plan amended
11.08.19



0 Metres 5

Knapp Road
Cheltenham
Gloucestershire
GL50 3QQ

SITE & FLOOR PLANS

Scale 1:100 @ A1
Date July 2019
Dwg. No. 21921 / 02 (A)

Clive Petch
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24 New Street, Cheltenham, Glos. GL50 3QQ.

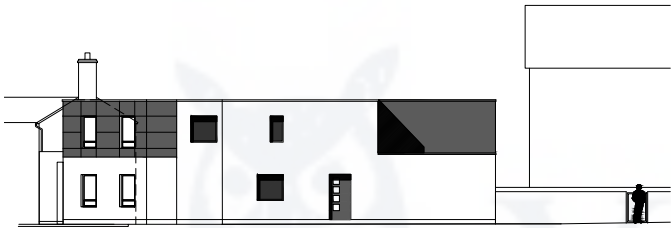
Location: 24 New Street is located just a few minutes walk west from the town centre, with the premises backing on to Knapp Road.



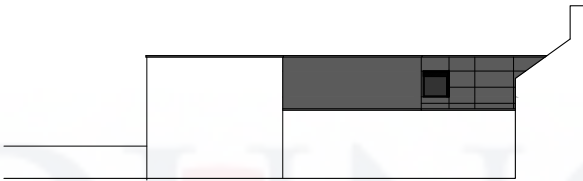
24 New Street, Cheltenham, Glos. GL50 3QQ.



B - Materials and formwork amended 11.05.19



SIDE (NORTH) ELEVATION



SIDE (SOUTH) ELEVATION



NEW STREET / FRONT ELEVATION



CAR PARK / REAR ELEVATION



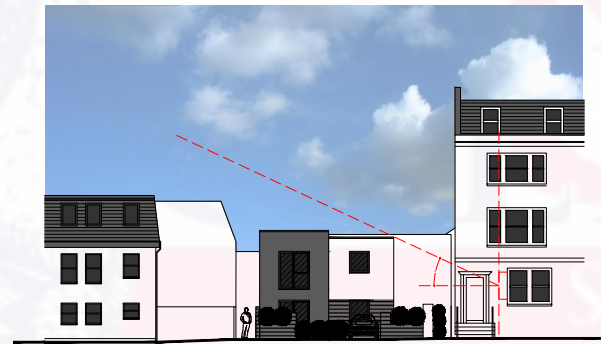
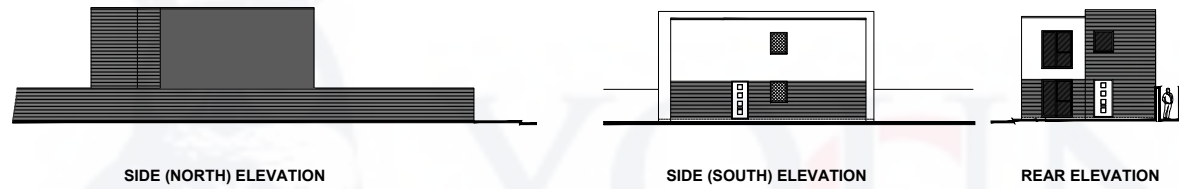
Knapp Road
Cheltenham
Gloucestershire
GL50 3QQ

Elevations
Converted/Extended Building
Fronting New Street

Scale 1:100 @ A1
Date July 2019
Dwg. No. 21921 / 04 (B)



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KNAPP ROAD / FRONT ELEVATION

© - Scale of new build apartments reduced 11.08.19



Knapp Road
Cheltenham
Gloucestershire
GL50 3QQ

Elevations
Building Fronting Knapp Road

Scale 1:100 @ A1
Date July 2019
Dwg. No. 21921 / 03 (A)

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Anro Estates Ltd
c/o BHB Clive Petch Limited
FAO Mr Clive Petch
3 Tebbit Mews
Winchcombe Street
Cheltenham
Gloucestershire
GL52 2N

APPLICATION NO: 19/01446/FUL

DATE REGISTERED: 20th July 2019

DECISION DATE: 15th November 2019

PERMISSION FOR DEVELOPMENT

TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
TOWN AND COUNTRY PLANNING
(DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015

In pursuance of its powers under the above mentioned Act and Order Cheltenham Borough Council, as the Local Planning Authority, hereby **PERMITS** the following development:-

Conversion and extension of former commercial building (including demolition of part of the existing building) to create 7no. one bedroom apartments and construction of new two storey building fronting Knapp Road comprising 2no. two bedroom apartments

AT: 24 New Street Cheltenham Gloucestershire

in accordance with the conditions and Schedule 1 specified hereunder:-

- 1 The planning permission hereby granted shall be begun not later than the expiration of three years from the date of this decision.

Reason: To accord with the provisions of Section 91 of the Town and Country Planning Act 1990, as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

- 2 The planning permission hereby granted shall be carried out in accordance with the approved plans listed in Schedule 1 of this decision notice.

Reason: For the avoidance of doubt and in the interests of proper planning.

24 New Street, Cheltenham, Glos. GL50 3QQ.

Legal Costs:

Each party to be responsible for their own legal costs incurred in the transaction.

Viewing:

By prior appointment through Young & Gilling Ltd, 3 Crescent Terrace, Cheltenham, GL50 3PE.

Tel: 01242 521129

Email: property@youngandgilling.com **Internet** www.youngandgilling.com

Agents Note

For the avoidance of doubt, we wish to inform prospective clients that we have prepared these particulars as a general guide only. We have not carried out a detailed survey, not tested the services, appliances and specific fittings whether or not referred to in these particulars. Room sizes, which have been given in both metric and imperial measure, should not be relied on for the purposes of architectural alteration or the ordering of furniture, fitments, carpets, furnishings or any other measurable item. None of the statements contained in these particulars are to be relied upon as statements of representation of fact.

Anti – Money Laundering Legislation

As required by Anti-Money Laundering Legislation (The Money Laundering Regulations 2003; The Proceeds of Crime Act 2002; Terrorism Act 2000 as amended by the Anti-Terrorism Crime & Security Act 2001) – Estate Agents are required to formally identify prospective purchasers & Vendors and their source of funding.

Therefore the prospective purchasers & Vendors of any property will be required to complete an Identity Verification Certificate upon an offer being accepted by a vendor. Prospective purchasers & Vendors will also be required to supply formal verification of identity by showing one of the following; Passport, Photo I.D Driving Licence or other appropriate means of identification.

Details of funding will also be required especially on prospective purchases, which involve cash exceeding ten thousand pounds sterling.

Young & Gilling Ltd are obliged by law to include the above in legislation now in force and ask prospective purchasers & Vendors to consider our position and not take offence to the actions we are obliged to carry out by law. Verification of our duties can be verified by the National Criminal Intelligence Service or your solicitor.

www.youngandgilling.com



Ground Floor Suite • 3 Crescent Terrace • Cheltenham • GL50 3PE

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Young & Gilling Limited • Registered in England & Wales No.: 4105015
VAT Registration No.: 763 141 740 • Director: D. J. Turner

