



Building Plot

Willey Lane | Cockerham | LA2 0EA

LAND AND  
NEW HOMES

FINE & COUNTRY



# Building Plot, Willey Lane

## Key Features

- Outline Planning Permission
- Generous plot
- Flexible and open opportunities
- Option to purchase more land if required
- Great location
- Far reaching unrivalled views
- Build your dream home
- Rare opportunity
- Countryside location

A very exciting and unique opportunity has arisen to purchase a plot of land with outline planning permission, in the heart of Cockerham. Situated down Willey Lane, the building plot is gently elevated allowing far reaching unrivalled views towards the Bowland Fells and beyond. The boundary outlined in red amounts to approximately half an acre and is available to purchase at a guide price of £300,000. There is an option to purchase more land to include a further approximate half an acre (the blue boundary) which is available by separate negotiation.

The building plot is situated in a magnificent countryside location with plentiful walks from the doorstep, yet is very easily accessible, with 15 minute links into Lancaster and similarly to J33 of the M6 and down the Fylde Coast. Cockerham itself has a primary school, village hall and public house. There are also local amenities available in nearby Glasson Dock and Stake Pool including a shop and post office. The wider area provides a plethora of educational opportunities with the property falling into the catchment area for the Grammar Schools and conveniently located for access to the well regarded Lancaster University campus.



VIEWING IS STRICTLY BY APPOINTMENT WITH THE SOLE AGENTS

The agents endeavour to make their sales details correct, however, the purchasers and their conveyancers should make their own enquiries as to the accuracy especially where statements have not been verified.

PLEASE CONTACT THE AGENTS BEFORE TRAVELLING ANY DISTANCE TO VIEW TO CHECK AVAILABILITY AND CONFIRM ANY POINT OF PARTICULAR IMPORTANCE.

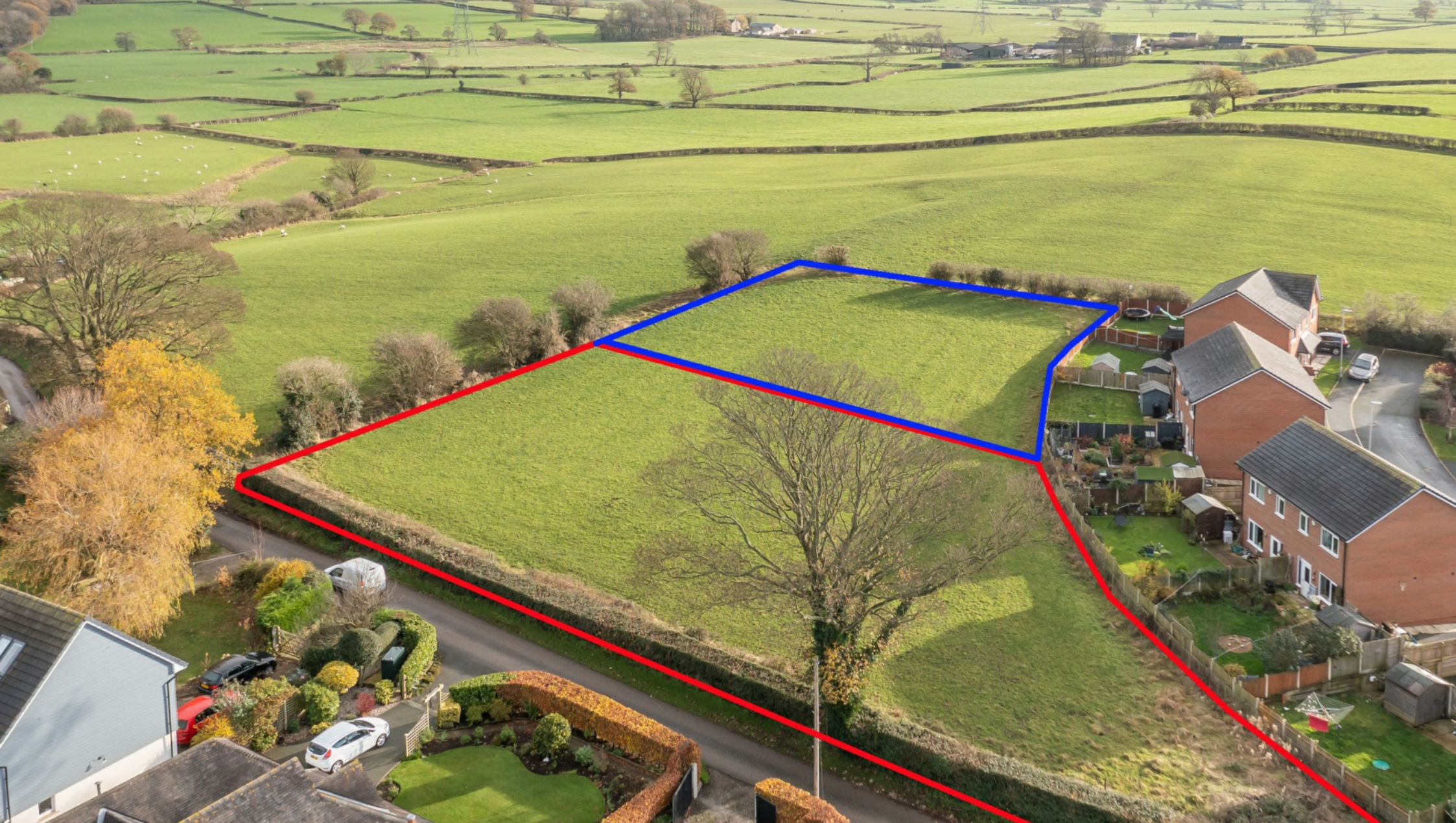






For more information on the development  
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