



A 0.5 ACRE PLOT WITH PLANNING FOR TWO DETACHED DWELLINGS

TOLMAR LODGE

THE PARK, MANSFIELD, NOTTINGHAM



SET WITHIN ONE OF THE AREAS HIGHLY REGARDED RESIDENTIAL ROADS

TOLMAR LODGE, THE PARK,
MANSFIELD, NOTTINGHAM

Sought after residential location ♦ 0.5
Acre plot with planning ♦ close to town
centre & amenities ♦ planning granted
for two dwellings ♦ each property to be
circa 4000sq ft. ♦ water, gas & drainage
to the site ♦ south westerly facing gardens
♦ regional & national commuting links nearby

Location

Tolmar Lodge is set within a well regarded
residential location, close to Mansfield town centre
where there are an abundance of excellent facilities
and amenities to include the large retail park off
Nottingham Road. The M1 motorway, junction
28 is approximately 8 miles from the property,
providing prompt access across the region with
Mansfield train station less than 2 miles away.

Description

Tolmar Lodge is sat within a private half-
acre plot upon one of the most sought after
residential addresses within Mansfield. Currently,
a detached four bedroom chalet bungalow
occupies the generous plot, however planning
permission was granted in June 2018 for the
demolition of this property to make way for two
substantial detached dwellings.



Planning permission is granted for two five bedroom detached dwellings, expiring in June 2021. The proposed properties are to benefit separate access off The Park and will boast a total floor area of approximately 4000sq ft. each, consisting of a favourable, mostly open plan living arrangement to the ground floor including the kitchen, sitting and dining area alongside a utility room and two separate reception rooms. The first floor plans show five double bedrooms, two of which enjoy a dressing room and en suite in addition to a main family bathroom. There is to be a large reception room at second floor level, ideally suited as a playroom or office with a bathroom suite positioned off.

Outside

Independent block paved driveways are to be installed to each property allowing ample off-street parking in addition to the proposed double garage with integral access. The rear aspect will provide well-proportioned, south westerly facing gardens.

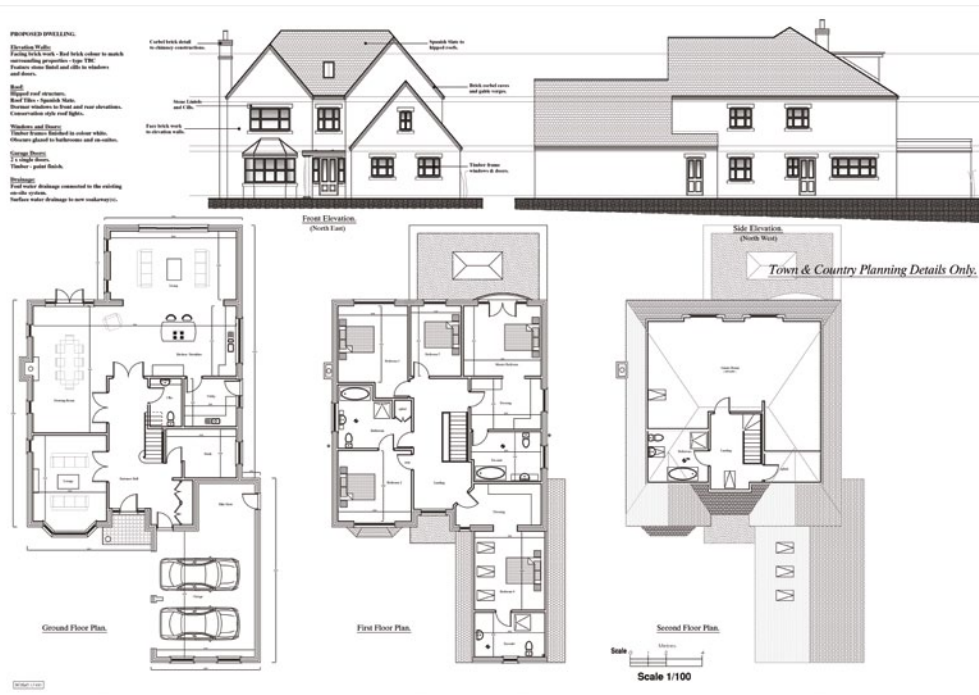
Planning

Full planning permission (reference 2018/0291/FUL) was granted in 2018 by Mansfield District Council for the construction of two, five bedroom detached dwellings, expiring in June 2021. Details of the application can be obtained from Mansfield District Council website www.mansfield.gov.uk/planning or from Savills upon request.

Tenure Freehold

Services Mains electricity, gas, drainage and water are understood to be connected to the site.

Viewing Strictly by appointment with Savills.





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