



Frogshall Lane | Wymondham | NR18 0DH

Price Guide £500,000

twgaze

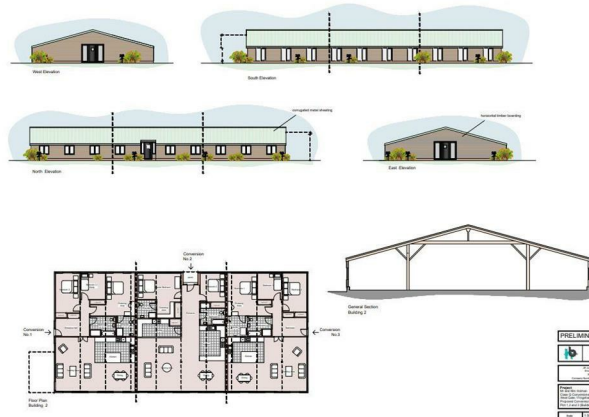
# Frogshall Lane | Wymondham | NR18 0DH Price Guide £500,000

Development site within unique Wymondham location. Class Q planning permission granted for conversion of Poultry buildings into 5 residential dwellings. Non-estate position just off Chapel Lane, adjacent open meadow.

- Development opportunity
- For conversion of Poultry buildings into 5 residential dwellings
- Stunning position, adjacent open meadows
- Class Q permission granted
- Tucked away location just off Chapel Lane, Wymondham
- South Norfolk planning ref: 2024/1758

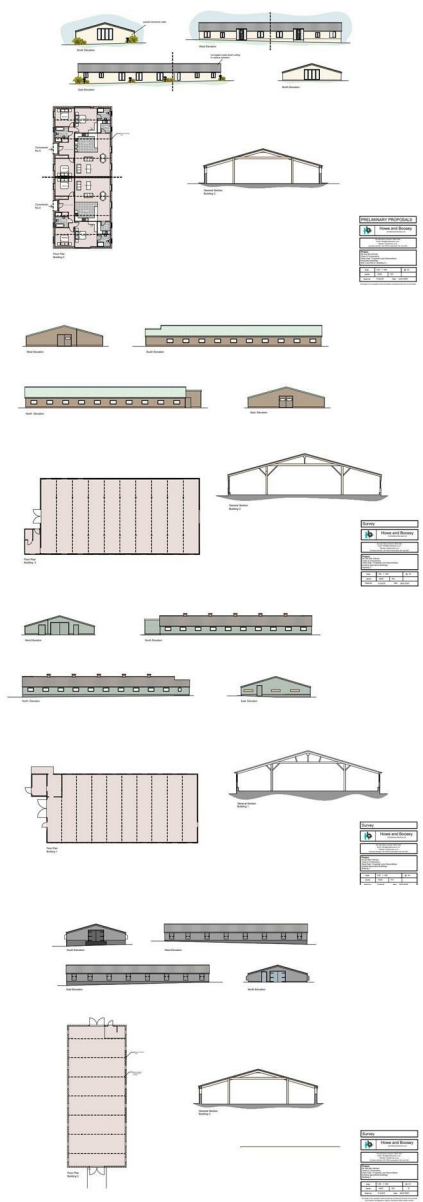
## Location

Frogshall Lane is a private lane tucked just off the popular Chapel Lane, with views towards glorious meadow/wetland and Wymondham Abbey. The town centre and its array of shops, cafes and local businesses are only a short walk away too. Wymondham is a pretty South Norfolk market town located just 9 miles South West of Norwich, benefiting from excellent transport links, which includes quick access onto the A11 dual carriageway leading South and out of the county. The town also has a mainline railway station into Norwich and further afield,



PRELIMINARY PROPOSALS	
	Home and Boony
<p>1. Site Location</p> <p>2. Site Plan</p> <p>3. Floor Plan</p> <p>4. Elevation</p> <p>5. Section</p>	

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to destinations such as Cambridge and London. The cultural 'Fine City' of Norwich as you would expect offers a wide selection of schooling options, shopping facilities, vibrant nightlife, diverse entertainment and culinary dining options - there is something for everyone! Transport links within the city are also aplenty, with Norwich even having its own International Airport located just a few miles north. The picturesque North Norfolk coastline and its wonderful beaches can be reached in around 50 minutes from Wymondham.

#### The Scheme

Set in 1.36 acres. As per plans, the site has planning permission granted for the conversion of commercial Poultry buildings into 5 residential dwellings.

This was obtained from South Norfolk under consent 2024/1758.

Agents notes: On the current scheme there is no CIL charge, however, should a new scheme be submitted increasing the overall development area beyond the existing barn footprint, then CIL may become liable on the increased area.

#### Services

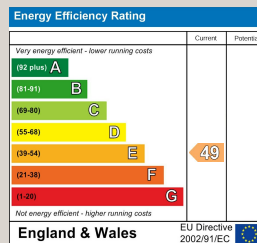
Via negotiation/agreement with the sellers.

#### Viewing

Arrangement with TW Gaze.

#### Freehold

Ref: 2/19902



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 Norfolk  
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