



260 Macaulay Street, Grimsby, DN31 2EP
Asking Price £460,000

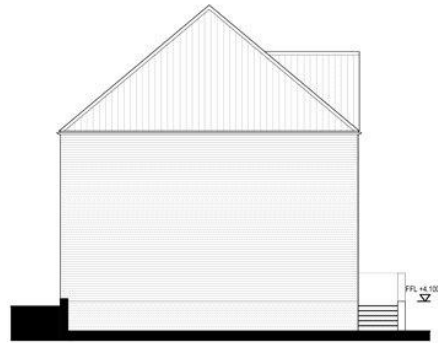
Tenure: Freehold
EPC: N/A
Council Tax Rating : N/A

260 Macaulay Street, Grimsby, DN31 2EP

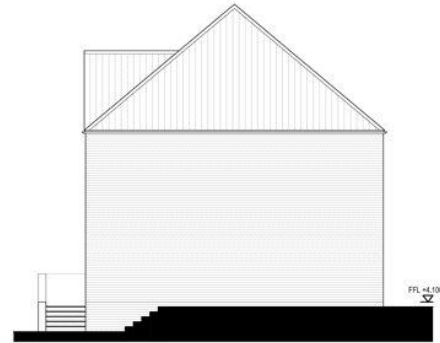
An exciting and rare opportunity to purchase this town centre located development land, with planning permission for x23 dwellings. The dwellings consist of a mixture of Terraced and Semi-Detached houses and full plans can be found via North East Lincolnshire Planning portal with the planning number DM/0205/22/FUL. This is an excellent opportunity for smaller based or larger Developers and interested parties are advised to contact the office directly to discuss the opportunity further.



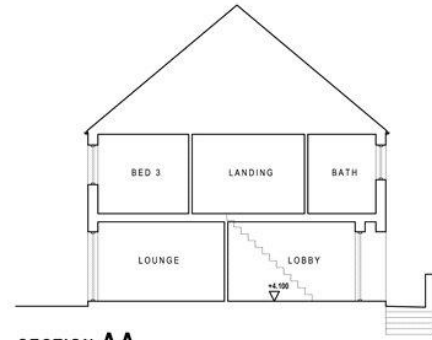
Rev.	Drawn By:	Description:	Date:
A	DK	T1 REDUCED FROM 4 TO 3 TERRACE UNITS	13.07.2021
B	DK	ROOF AMENDED	19.08.2022
C	DK	FFL ADDED TO ELEVATIONS	21.09.2022



SIDE ELEVATION
Scale - 1:100



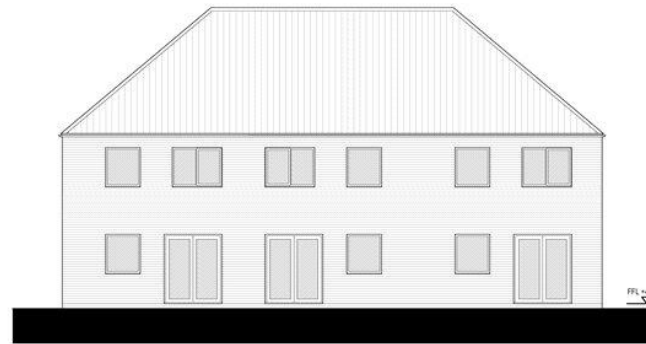
SIDE ELEVATION
Scale - 1:100



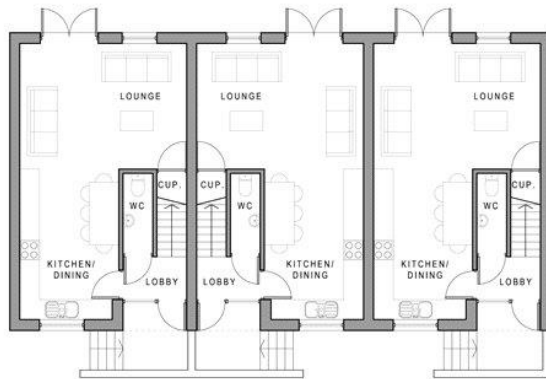
SECTION AA
Scale - 1:100



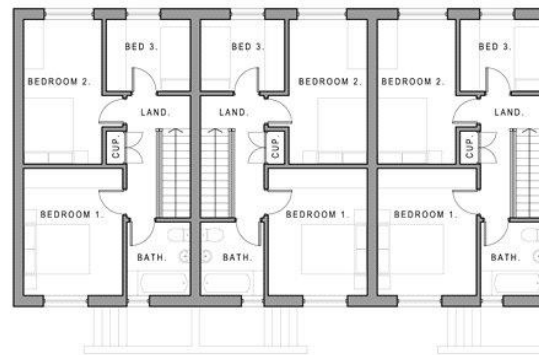
FRONT ELEVATION
Scale - 1:100



REAR ELEVATION
Scale - 1:100



GF PLAN
Scale - 1:100



FF PLAN
Scale - 1:100

NOTES :

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2. The contractor will be responsible for locating all hidden services that may be affected by the proposal and stopping off or diverting as necessary. Drainage runs shown are assumed and must be checked on site before work commences.
3. The requirements of the "Party Wall Act 1996" will apply to certain schemes. The "Building Owner" will in writing inform and agree with the "Adjoining owners" if the proposed work affects the Party Wall or is within 3 meters of the foundations of the nearby building, if an agreement cannot be made then professional advice should be sought prior to commencement of work on site, by a Party Wall Surveyor.
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5. This drawing must not be reproduced in whole or part without written consent. Do not scale this drawing unless printed at the correct paper size specified. All dimensions in millimeters. Written dimensions to be checked on site.
6. Drawings subject to Planning Approval & Building Control Approval.

Drawing Title:	4 UNIT TERRACE TYPE 1		
Project:	NEW HOUSING DEVELOPMENT		
Location:	MACAULEY STREET, GRIMSBY		
Drawing Number:	Revision:	Scale: Size:	
1365/0007	C	1:100 / A2	
Project Stage:	Drawn By:	Checked By:	Date:
Planning	DK	/	16.11.2021

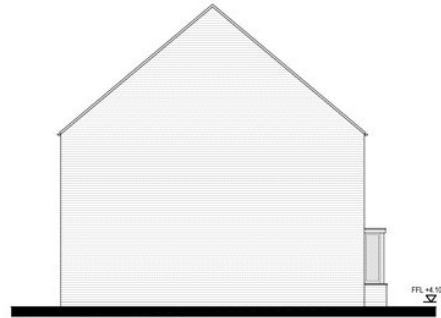
[www: hydearchitecture.com](http://hydearchitecture.com)
 tel: 01472 269061
 email: info@hydearchitecture.com

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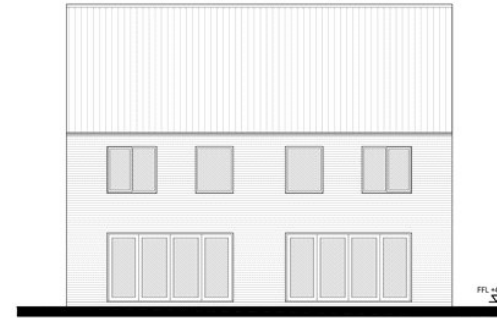
Rev	Drawn By	Description	Date
A	DK	FFL AMENDED FOLLOWING COMMENTS FROM PLANNING	12.07.2022
B	DK	FFL ADDED TO ELEVATIONS	21.09.2022



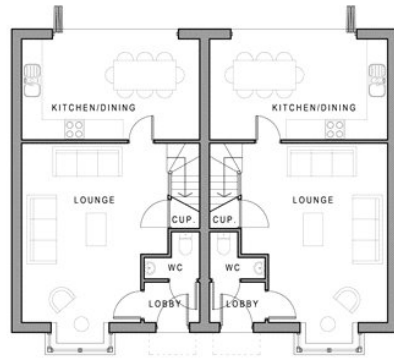
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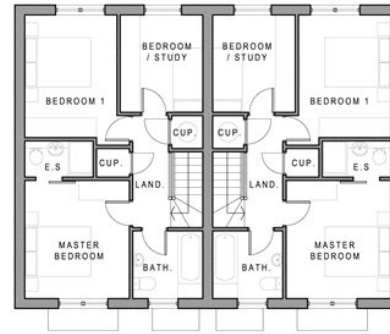
SIDE ELEVATION
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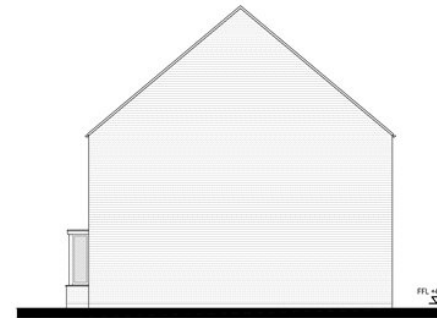
REAR ELEVATION
Scale - 1:100



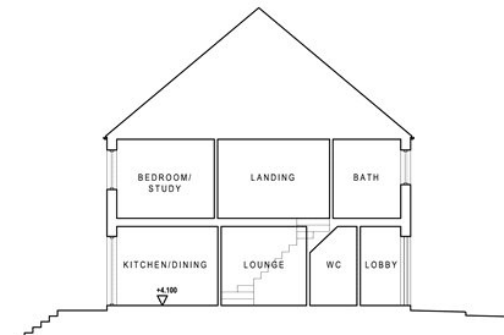
GF PLAN
Scale - 1:100



FF PLAN
Scale - 1:100



SIDE ELEVATION
Scale - 1:100



SECTION AA
Scale - 1:100

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Drawing Title:	SEMI TYPE 1		
Project:	NEW HOUSING DEVELOPMENT		
Location:	MACAULEY STREET, GRIMSBY		
Drawing Number:	Revision:	Scale / Size:	
1365/0004	B	1:100 / A2	
Project Stage:	Drawn By:	Checked By:	Date:
Planning	DK	/	16.11.2021

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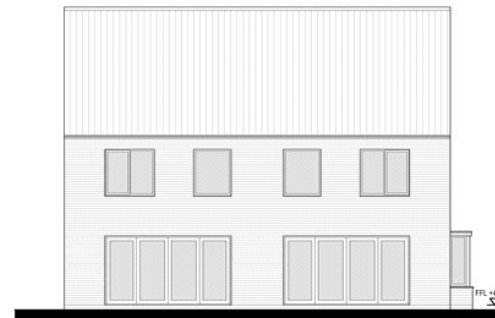
Rev	Drawn By	Description	Date
A	DK	FFL AMENDED FOLLOWING COMMENTS FROM PLANNING	13.07.2021
B	DK	FFL ADDED TO ELEVATIONS	21.09.2022



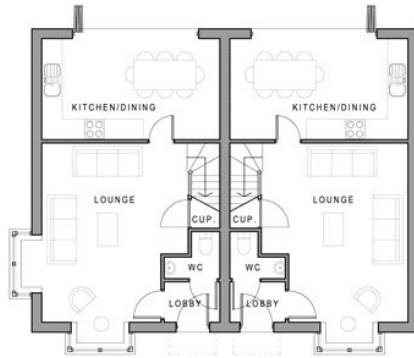
FRONT ELEVATION
Scale - 1:100



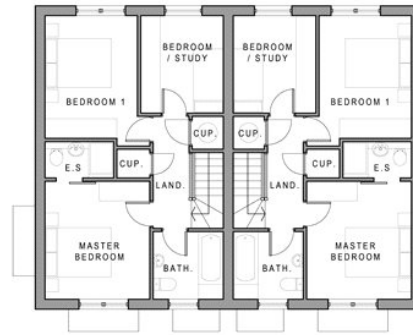
SIDE ELEVATION
Scale - 1:100



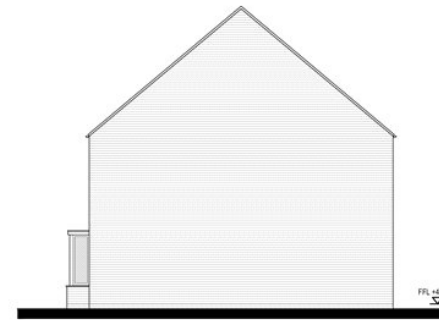
REAR ELEVATION
Scale - 1:100



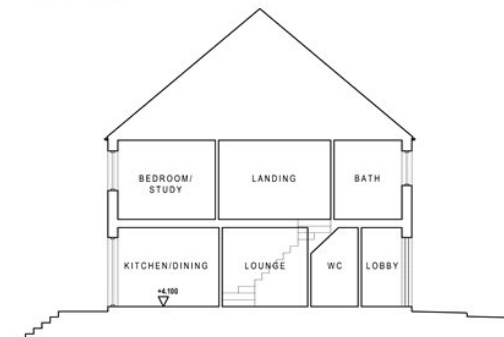
GF PLAN
Scale - 1:100



FF PLAN
Scale - 1:100



SIDE ELEVATION
Scale - 1:100



SECTION AA
Scale - 1:100

NOTES :

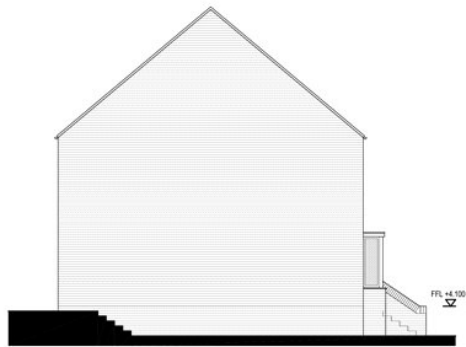
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Drawing Title:	SEMI TYPE 4		
Project:	NEW HOUSING DEVELOPMENT		
Location:	MACAULEY STREET, GRIMSBY		
Drawing Number:	Revision:	Scale:	Size:
1365/0010	B	1:100 / A2	
Project Stage:	Drawn By:	Checked By:	Date:
P l a n n i n g	DK	/	16.11.2021

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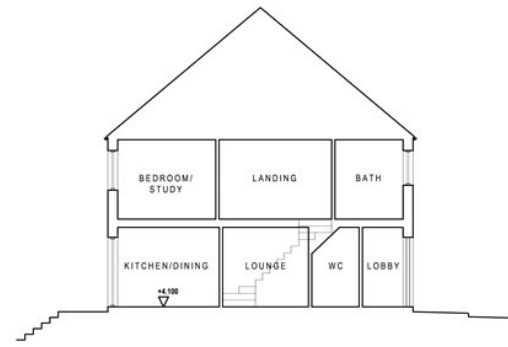
Rev.	Drawn By:	Description:	Date:
A	DK	FFL ADDED TO ELEVATIONS	21.08.2022
B	DK	SIDE ELEVATION UPDATED	13.09.2022



SIDE ELEVATION
Scale - 1:100



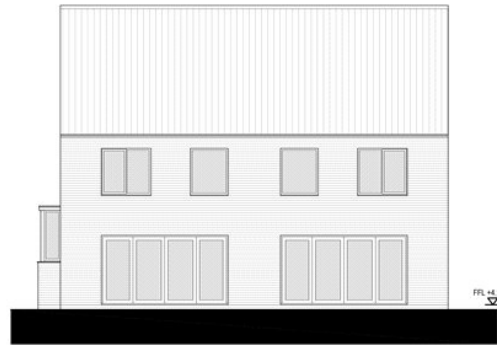
SIDE ELEVATION
Scale - 1:100



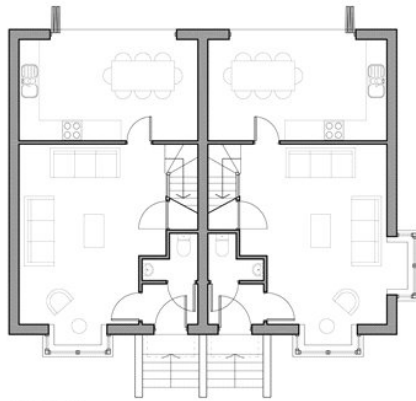
SECTION AA
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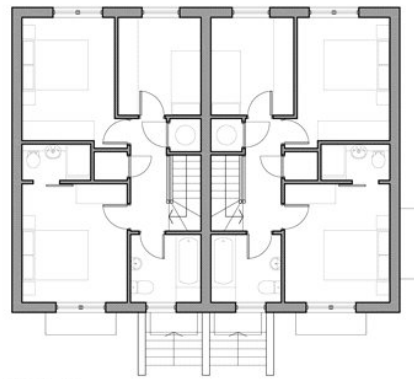
FRONT ELEVATION
Scale - 1:100



REAR ELEVATION
Scale - 1:100



GF PLAN
Scale - 1:100



FF PLAN
Scale - 1:100

- NOTES :**
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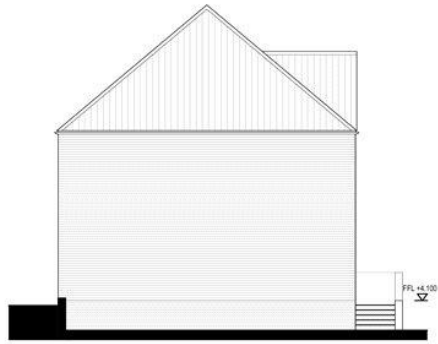
Drawing Title:	SEMI TYPE 5		
Project:	NEW HOUSING DEVELOPMENT		
Location:	MACAULEY STREET, GRIMSBY		
Drawing Number:	Revision:	Scale / Size:	
1365/0011	B	1:100 / A2	

Project Stage:	Drawn By:	Checked By:	Date:
P1 1.0 x 1.0 0	DK	/	12.09.2022

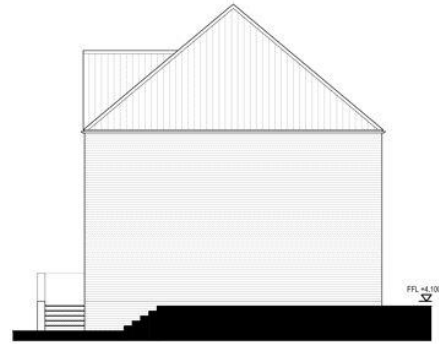
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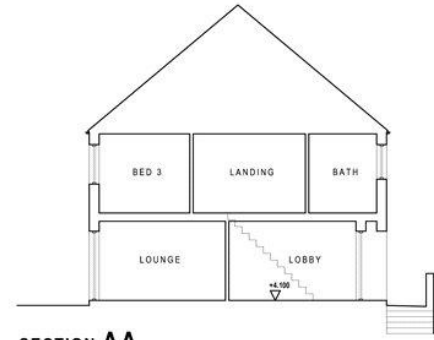
Rev.	Drawn By:	Description:	Date
A	DK	T1 REVISED FROM 4 TO 3 TERRACE UNIT	10.07.2022
B	DK	ROOF AMENDED	16.08.2022
C	DK	FFL ADDED TO ELEVATIONS	21.09.2022
D	DK	DRAWING TITLES AMENDED	27.10.2022



SIDE ELEVATION
Scale - 1:100



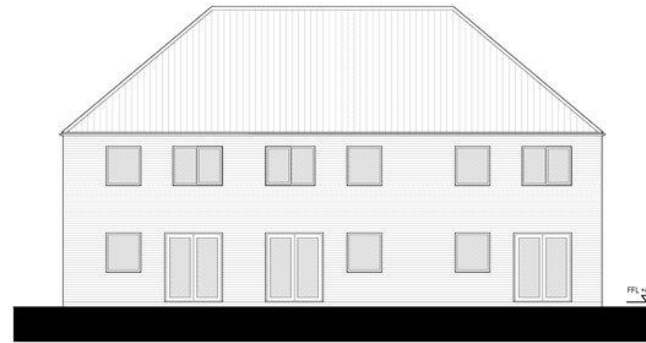
SIDE ELEVATION
Scale - 1:100



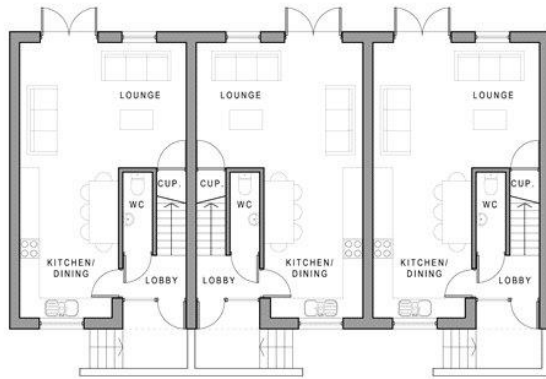
SECTION AA
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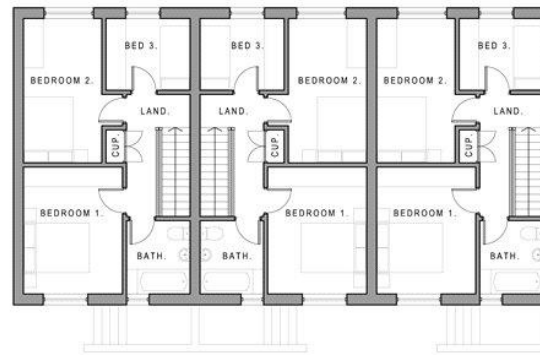
FRONT ELEVATION
Scale - 1:100



REAR ELEVATION
Scale - 1:100



GF PLAN
Scale - 1:100



FF PLAN
Scale - 1:100

NOTES :

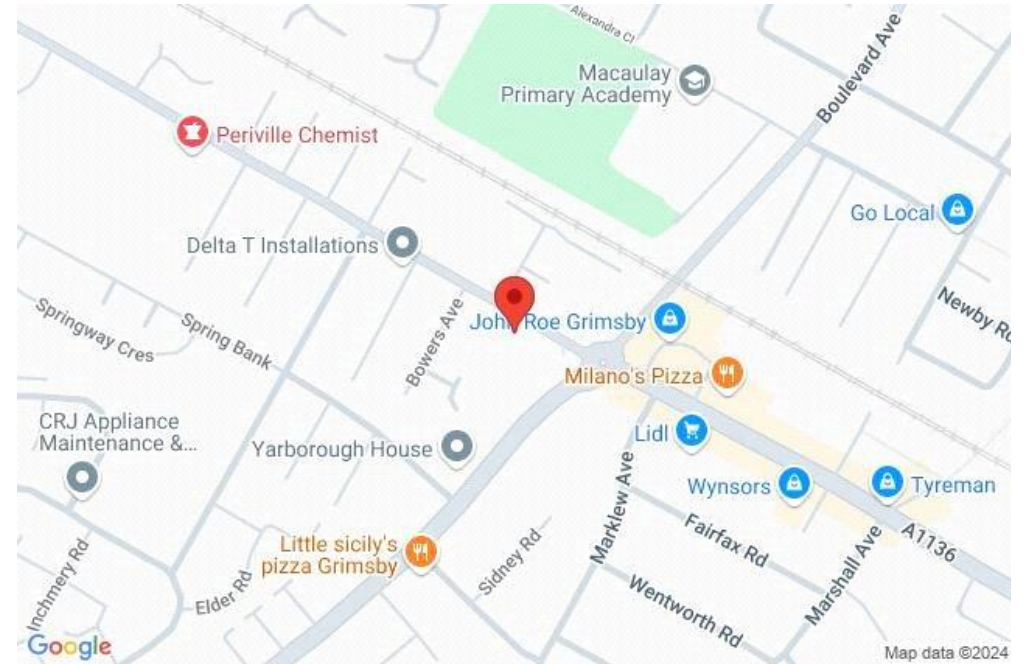
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Drawing Title:	3 UNIT TERRACE TYPE 1		
Project:	NEW HOUSING DEVELOPMENT		
Location:	MACAULEY STREET, GRIMSBY		
Drawing Number:	Revision:	Scale / Size:	
1365/0007	D	1:100 / A2	

Project Stage:	Drawn By:	Checked By:	Date:
PLANNING	DK	F	16.11.2021

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Jackson Green & Preston, 19 West Saint Mary's Gate, Grimsby DN31 1LE

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

260 Macaulay Street, Grimsby, DN31 2EP