Substantial Site with Sea Views Sandown

Location
Located on the corner of Avenue Road and Victoria Road at the meeting point of Sandown High Street with The Esplanade. This puts the site within a short walking distance of Sandown's extensive sandy beaches and leisure facilities and the town centre. Sandown itself forms part of the Sandown-Shanklin-Lake conurbation wrapping around Sandown Bay and the sandy beaches and leisure offer of the area ensures high numbers of visitors and tourists, boosting the local population of around 19,500. Sandown's seafront is a magnet to tourists and locals alike, flocking to the area to enjoy the many facilities and amenities on offer besides the famous sandy beaches including the Isle of Wight Zoo, Dinosaur Island, Browns Pitch & Putt, giant slide and boat park and Sandown Pier with its rides and attractions.

Description
Site running to 1,767 m² (0.43 acres) and benefits from a 50 metre frontage to Victoria Road and a 42 metre frontage to Avenue Road. The site is currently occupied by several buildings and a block of flats known as Savoy Court and a previous Ground Floor Bar and Lower Ground Floor Basement Night Club. Part of the site was fire damaged some years ago but some of the stock may be salvageable. The site benefits from Outline Planning Permission Under P/01281/14 for 19 apartments, many of which will benefit from sea views. The current buildings are very substantial and as such, it may be possible to gain an alternative, substantial consent on the site, subject to planning and any other relevant consents. Please see site plan overleaf for further detail or visit the Isle of Wight Planning Online Site: www.iwight.com/planning

Terms
For Sale. Price on Application.

Viewing
Strictly by appointment with sole agents Gully Howard Commercial Property, Suite 12 Salisbury Gardens, Dudley Road, Ventnor PO38 1EJ. Contact Gavin Chambers or Jane Bauldry on 01983 301 434. E: gchambers@gullyhoward.com or jbaldry@gullyhoward.com
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