



Spencer.

Building Plot with Planning Permission, Mayfield Road, Mayfield Valley, S10 4PR

Buy ———
an unprecedented and incredibly rare opportunity to
acquire a very large building plot with full planning
permission in the heart of the Mayfield Valley

——— from *Spencer.*

- A plot with **FULL PLANNING PERMISSION** to build a large 7000ft house in an exceptional setting with 360 degree countryside views
- An ultra exclusive location situated in a designated 'Area of High Landscape Value', south facing, private and quiet, surrounded by open farm land
- A once in a lifetime opportunity to build this large stone house as a five bedroom forever home
- Freehold site of approx. 3.5 acres comprising approx. 2.5 acres of fenced and walled grazing land with automatic mains fed water ideal for equestrian or small holding interest
- Conveniently located on the edge of Fulwood within 1 mile of Fulwood shops, 1 mile from Peak Park, 15 min drive to Sheffield City Centre, both Universities & hospitals, & within 10 miles of the M1
- Exceptional house designed by award-winning Peak Architects; contemporary living in a sensational rural setting
- Plans include swimming pool, large wrap around terrace and gardens, photovoltaics and ground source heat technology
- No onward chain - Planning REF - 21/02068/FUL
- Planning Permission implemented. Demolition of stable block required
- Viewings Strictly By Appointment Only. Find using [What3Words//live.luck.animal](https://www.what3words.com/live/luck.animal)



Offers Around
£2,250,000



Lower Ground Floor Plan
1:50

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Rev: 0 Description: Date: By:

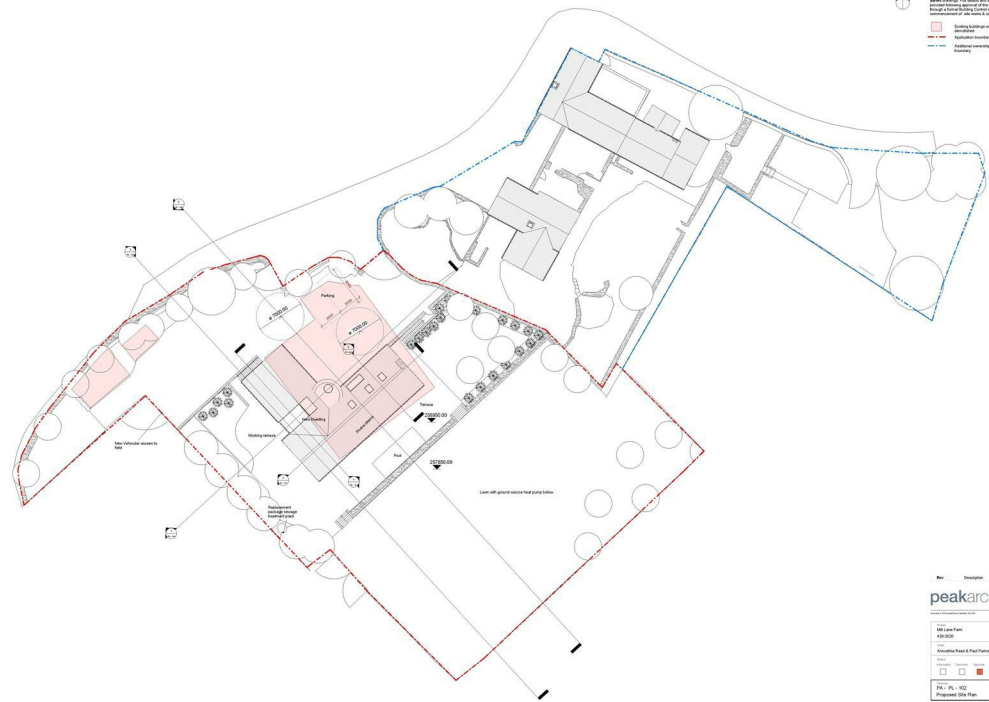
peakarchitects

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 York YO1 1QJ
 01904 478999
 www.peakarchitects.co.uk

PA - PL - 002
 Lower Ground Floor Plan

1:50
 1:00/24

Planning



Proposed Site Plan
1:50

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 Proposed Site Plan

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PLANNING







Site Plan



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Viewing: Via the Agents
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