



## FOLEY PARK, KIDDERMINSTER

The acquisition of a redundant ambulance station on the outskirts of town and within easy reach of Birmingham and Worcester will create a superb development.

Having gained planning in principle approval during the acquisition period for eight three bedroom family homes, we are now in the process of securing full planning permission for a fantastic development that will satisfy the housing need and local plan for local authority.

We are now awaiting approval for the scheme of two 2 bedroom bungalows and six 3 bedroom semi-detached family homes.

All homes having car parking, landscaped gardens and patio areas accessed from an open plan ground floor living space.

<b>TOTAL GDV</b>	<b>£2,280,000.00</b>
<b>PURCHASE</b>	<b>£470,000.00</b>
<b>DEVELOPMENT COST</b>	<b>£1,084,706.22</b>
<b>PROFESSIONAL FEES</b>	<b>£52,251.43</b>
<b>PROFIT (29.52%)</b>	<b>£673,042.35</b>

**Find out more at:**

[www.kingsmen1947.co.uk](http://www.kingsmen1947.co.uk)

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