

Plot at 4 Croft Lane
Guide Price £450,000

Carter Jonas

Plot 4 Croft Lane
Newbury
RG14 1RR

A rare opportunity to purchase this building plot with outline consent for a single dwelling located in a superb private, no through lane situated within walking distance to the centre of the town.

– Newbury town centre 0.5 miles
– Newbury mainline station 2.3 miles (49 minutes to London Paddington)
– M4 (Jct 13) 4.0 miles

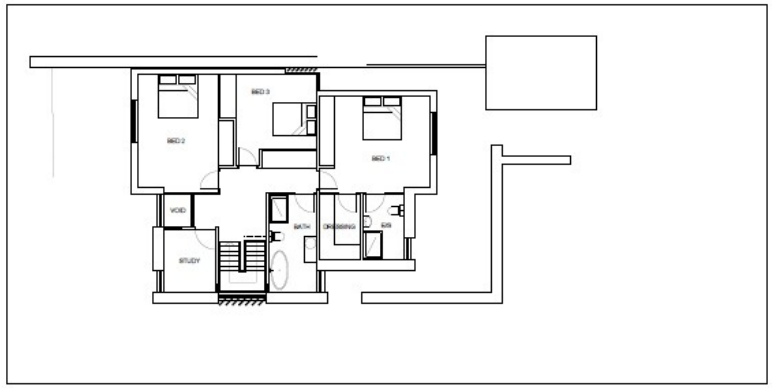
Outline planning permission for single dwelling • plot measuring 0.12 acres (30m x 15m) • superb location

Situation

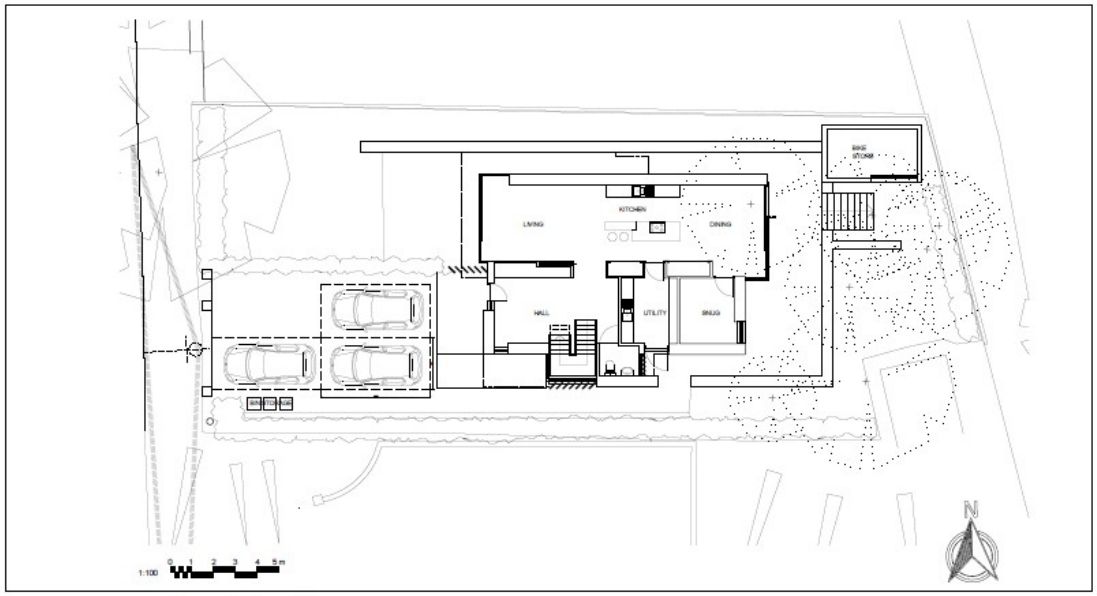
Croft Lane enjoys a quiet location not far from Newbury town centre (10 minutes walk) and is located, adjacent to the open spaces of Goldwell Park, on Croft Lane which is one of the town's most sought after addresses. Newbury town offers a good selection of shops and department stores, including the Parkway retail development and nearby Waitrose which is a level 5 minute walk away. There are plenty of restaurants, cafés, public houses and leisure facilities, including Newbury Racecourse, the attractive Kennet & Avon canal, Vue cinema, Corn Exchange and Watermill theatres. There are arts and sports centres, health and golf clubs, a bowls club, museums and an outdoor market on Thursdays and Saturdays. There are well regarded schools for all age groups and Newbury College, with its campus to the south of the town. There is excellent access to the major road routes of A34 and M4 and the mainline rail station to London (Paddington).

Description

In June 2026 outline planning permission was granted by West Berkshire Council for the erection of a single dwelling. The application number is 26/00096/OUT and is for the construction of an individual new property. The decision notice and relevant documents can be viewed via the West Berkshire Council website www.westberks.gov.uk on their planning pages using the application number above.



First Floor Plan



Ground Floor Plan
Scale: 1:100

There was previous full (19/02279/FULD) and also an outline planning permission (17/01339/OUTD) for different design of house so it is believed that there should be good scope to create ones own design.

Additional Information

Tenure: Freehold
Local Authority: West Berkshire Council – 01635 551111
Viewing: By prior appointment through the Newbury office 01635 263010.
Directions: From our office drive up Northbrook Street to the Clock tower and bear left onto the Oxford Road. At the next mini roundabout bear left, continue over the next roundabout onto the Old Bath Road. Take the next left turn just past Goldwell Park into Speen Lane and then left again onto Croft Lane. You will find the plot on your left-hand side.



Indicative Elevation





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IMPORTANT INFORMATION

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