



## Waterhead Farm Barn & Orchard, Coniston, Coniston

Guide Price £430,000



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Coniston

GUIDE PRICE £430,000+

FOR SALE BY AUCTION ON THURSDAY 13TH  
FEBRUARY 2025 AT THE HALSTON CARLISLE 12  
NOON

Full details and bidding information at  
[auctionhousecumbria.co.uk](http://auctionhousecumbria.co.uk)

Lake District Development with planning for Four dwellings

Situated half a mile from the popular Lake District village of Coniston this Barn & Orchard has planning for FOUR dwellings.

The site is perfectly positioned for easy access to the attractions and amenities across the Lake District National Park and only a stones throw away from Lake Coniston. Coniston village benefits from cafes, restaurants, Church and Schools. Excellent Development Opportunity.

**Planning Reference 7/2023/5304** Full Planning for conversion of the barn into two dwelling with local occupancy restrictions.

Outline Planning for the erection of one detached dwelling with local occupancy restriction.

**Planning Reference 7/2024/5197** Outline Planning for the erection of an additional detached dwelling with local occupancy restriction

**Planning Information** Further information and documents can be found on the Lake District National Park planning portal.

Decision Notices and Site Plans can be found in the legal pack.

- Barn & Orchard has planning for FOUR dwellings.
- Perfectly positioned for easy access to the attractions and amenities
- Full Planning for conversion of the barn into two dwelling with local occupancy restrictions.
- Stones throw away from Lake Coniston
- Outline Planning for the erection of an additional detached dwelling with local occupancy restriction
- Excellent Development Opportunity
- For sale by auction on Thursday the 13th of February at the Halston in Carlisle at 12 noon
- In the heart of the Lake District National Park
- Stunning views of the local countryside

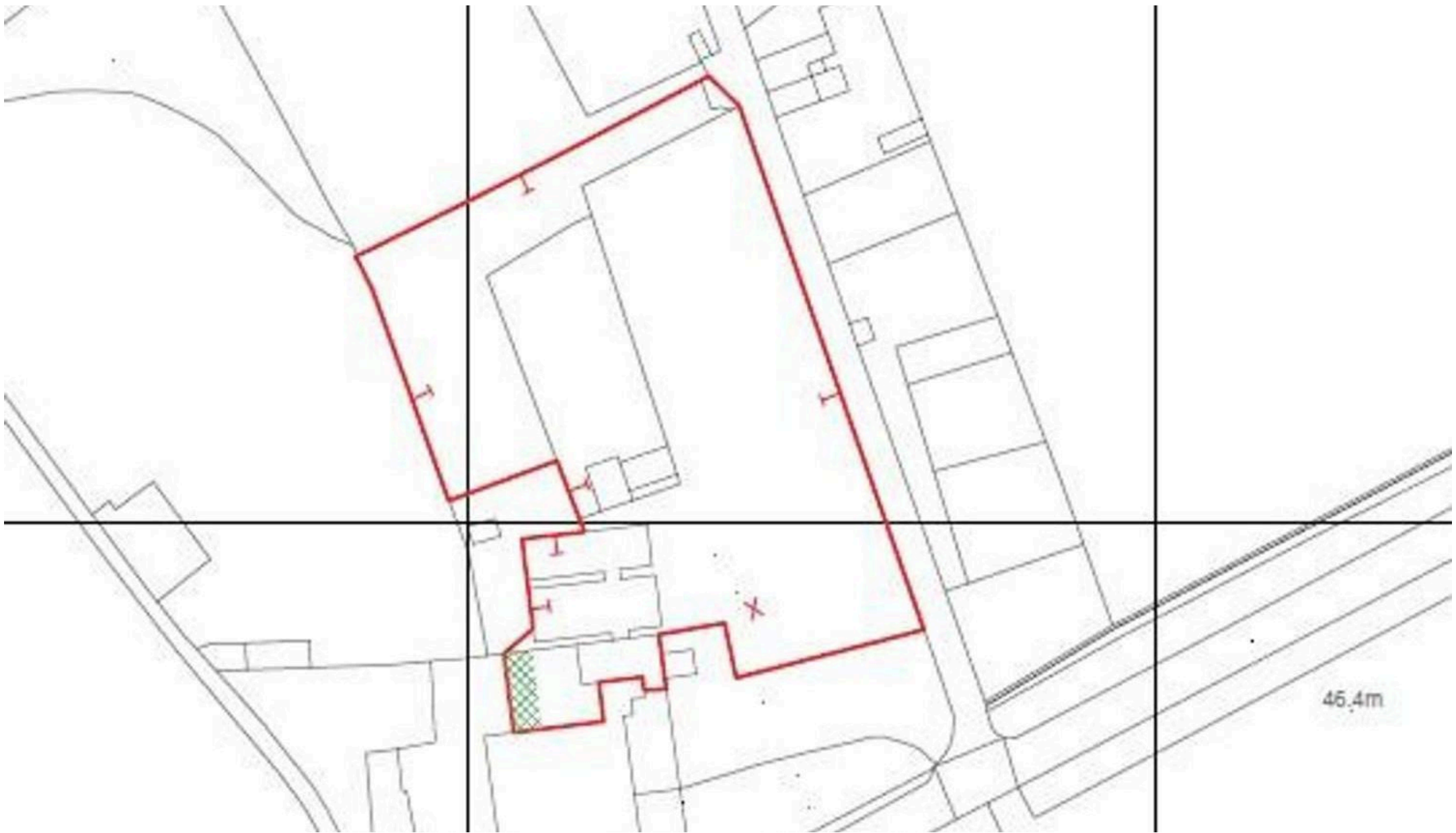












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