

rapleys.com 0370 777 6292

FOR SALE **Church and House**

St Andrew's URC and 25 North Park, Richings Park, Iver SLO 9DH



Church, church hall and three bedroom house

Large car park and gardens

Residential redevelopment opportunity STPP

Large plot - no graveyard 0.21 hectare (0.52 acre)

Church net internal area 367.26 sq m (3,953 sq ft)





rapleys.com **0370 777 6292**

FOR SALE Church and House

St Andrew's URC and 25 North Park, Richings Park, Iver SLO 9DH

Location

The property has immediate access from North Park which is a busy road between Slough, M4 and A4 major routes and Iver.

Iver is a large town in South Buckinghamshire with significant transport links including M25, M4, M40 and Heathrow Airport and Great Western railway routes. The current population is now around 11,000. Iver is approximately 17 miles west of central London.

Description

The church dates from 1932 and shares the site with a chalet bungalow. The site is broadly rectangular and level and includes a large tarmac covered car park to the front with gardens around the buildings.

The church sanctuary and the hall are the dominant internal spaces of the building, but there are further areas and side rooms making it versatile for different uses.

The property is not listed. Land Registry No: BM332320.

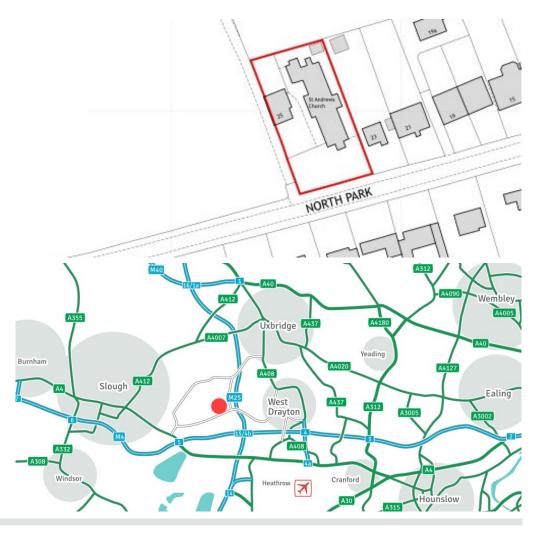
The property is currently assumed to be D1 (place of worship) planning use. No application has been made for any proposed change of use.

Tenure

Freehold.

Terms

Offers over £1.4m for the entire plot of church, house and grounds.





FOR SALE Church and House

rapleys.com **0370 777 6292** St Andrew's URC and 25 North Park, Richings Park, Iver SLO 9DH

Accommodation

The property comprises the following approximate floor areas:

	Sq m	Sq ft
Church		
Sanctuary area	132.71	1,428
Rear hall	117.62	1,266
Vestry room	11.49	124
Hall seating area	27.38	295
Store room	10.85	117
Cleaners store	3.33	36
Entrance foyer	7.47	80
Toilets and amenities	41.90	451
Private WC	3.29	35
Kitchen	11.22	121
Total	367.26	3,953
	Hectare	Acre
Total Site Area	0.209	0.52

25 North Park—3 bedroom chalet bungalow. Full accommodation details TBC.

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate net internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.

Rating

The church is exempt from business rates.

25 North Park—Council Tax Band E—South Buckinghamshire.

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available. Further information is also available on www.gov.uk/calculate-your-business-rates.

Energy Performance

Energy Performance Asset Rating: Church: Exempt. House: D.

VAT

There is no VAT liability.

Viewing

By appointment with Rapleys, the sole agent.





Graham Smith

07467 955294 | graham.smith@rapleys.com



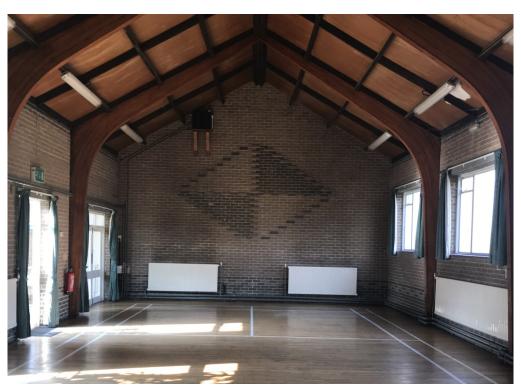
FOR SALE

Church and House

rapleys.com **0370 777 6292** St Andrew's URC and 25 North Park, Richings Park, Iver SLO 9DH







Rapleys LLP is registered as a Limited Liability Partnership in England and Wales. Registration No: OC308311. Registered Office at Falcon Road, Hinchingbrooke Business Park, Huntingdon, PE29 6FG. Regulated by RICS.

Any maps are for identification purposes only and should not be relied upon for accuracy. Reproduced by permission of Geographers A-Z Map Co. Ltd. Licence No. A0203. This product includes mapping data licensed from Ordnance Survey - © Crown Copyright 2001. Licence No. 100017302 and © Crown Copyright, All rights reserved. Licence No. ES 100004619.

Misrepresentation Act: These particulars are produced in good faith and believed to be correct. Neither Rapleys, their joint agents (where applicable) or their client guarantees their accuracy and they are not intended to form any part of a contract. No person in the employment of Rapleys or their joint agents has authority to give any representation or warranty in respect of this property. All prices or rents are quoted exclusive of VAT. These particulars were produced in May 2019.