

Architect's Render Image



# Former Torquay Magistrates Court

Union Street, Torquay, Devon, TQ1 4BP



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**Development Opportunity: Planning Consent Granted for 14 Residential Apartments**

**Approved Scheme: 13 x 2 Bedroom & 1 x 3 Bedroom Apartments with Car Parking**

**No Ongoing Business Rates Liability**

**High Energy Efficiency Design**

**Approx 2,000m<sup>2</sup> GIA Completed Development Scheme - Available for Immediate Start**

## LOCATION

Torquay is a large seaside town on the South Devon coast. Along with the smaller towns of Paignton and Brixham it makes up the borough of Torbay - popularly known as the English Riviera.

The site is located on Union Street, at its junction with Trematon Avenue in central Torquay, between the town centre and the Torre and Upton areas.

Strategically well located in terms of convenience, travel routes and transport infrastructure, as well as being in superb proximity to all nearby amenities.

Local draws for residence includes the park and play facilities at Upton Park, the shops and eateries in the town centre, and the walkable proximity to Torquay's harbour and popular Torre Abbey Sands.

## DESCRIPTION

The property is Torbay's former magistrates court and internally is laid out for such use, with an assortment of offices, courtrooms, and a small holding area with cells. To the rear of the property is an enclosed loading/ parking area.

The approved planning application covers the conversion of the building to form 14 residential apartments, including partial demolition, the provision of an additional floor, and external changes including the provision of balconies, terraces, and associated car parking, bike parking and bin storage.

Full detailed plans are available via Torbay Council's Planning Portal, with further details and a link to the Planning Portal included within the sales particulars.

Ref No: 4971

Offers in the Region of £650,000 Freehold

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## PLANNING

Planning consent was granted in December 2022 for: A conversion to form 14 residential apartments, including partial demolition, the provision of an additional floor and external changes including the provision of balconies, terraces and associated car parking, bike parking and bin storage.

Further information and documents can be found on Torbay Council's planning portal using reference: P/2022/0969 or by following the link:

Link to Planning Consent: [Conversion of Former Magistrates Court to form 14 Residential Apartments](#)

The consented development scheme was designed by renowned local architects, Kaye Elliott.

## HM Courts & Tribunal Service

Our clients confirms that no overage is payable on the consented scheme.

## LEGAL COSTS

Each party are to bear their own legal costs incurred.

## EPC RATING E

## VIEWING

Viewing is strictly by prior appointment with the Sole Agents, Bettesworths. Tel. 01803 212021.



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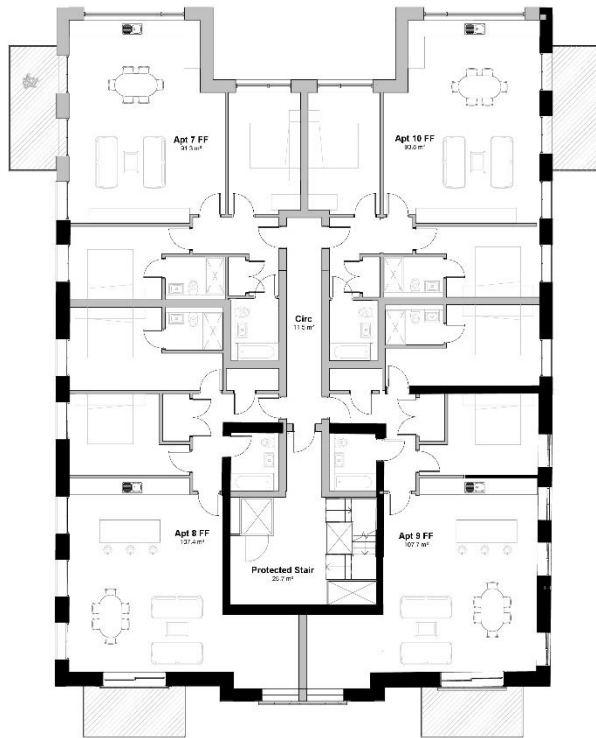
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First Floor - Plan  
1:100



Second Floor - Plan  
1:100

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Torquay  
Devon  
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