

# PRIME MAIDENHEAD DEVELOPMENT SCHEME RARE OPPORTUNITY

<https://palaceauctions.com>



## LUXURY DETACHED HOMES MAIDENHEAD, BERKSHIRFF

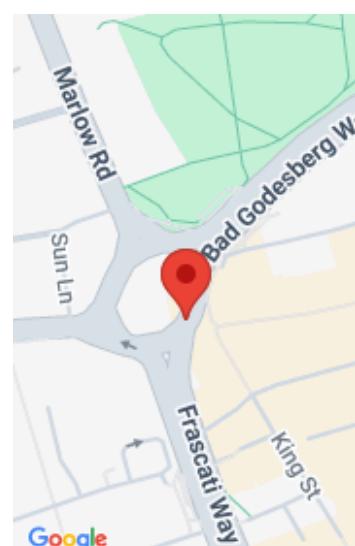
Guide Price £5.5M | GDV £17,4M | 30%

£5,500,000



This Maidenhead development scheme presents a rare opportunity to acquire a fully serviced, freehold site with full planning permission. Firstly, for five bespoke luxury detached homes in one of Berkshire's most sought-after towns. Secondly, being located just a short drive from the Elizabeth Line station. Thirdly, the scheme offers seamless connectivity to London and the wider Thames Valley, [...]

- development and investment
- development opportunity
- for sale off market



---

## Category

<b>Apartments:</b> yes	<b>Land:</b> yes
<b>Off market property:</b> yes	<b>Land with Development:</b> yes
<b>House:</b> no	<b>HMO investment:</b> -
<b>Investment property:</b> yes	<b>Hotels and apartment hotels:</b> -
<b>Commercial property:</b> -	<b>Mixed commercial and Resi:</b> -
<b>Other Real estate:</b> yes	<b>Below Market value:</b> yes
<b>Value add opportunity:</b> yes	

---

## Description

**Refer to Terms & Conditions:** Array

---

## Amenities & Features

**Features:** Access: Direct frontage onto a residential road, easy link to A4 and M4, Gross Development Value: ~£17.4M Gross Profit: £11.9M (68.4% margin) ROI: 216% on guide price, high-value Maidenhead enclave, Infrastructure: Mains water gas electricity and broadband connections to site, Scheme: Full planning permission for five luxury detached homes, Site Area: Circa 1.2 acres in a secluded, Target Net Margin: 20-30%+ of GDV achievable, Unit GDV: £3.48M per home

