

Driffield: DRF-G

Former Sugar Mill, Anderson Street



Site Description

DRF-G is a brownfield site that was formerly home to a sugar mill. The site is well located in relation to the town centre and is bound by the Hull-Scarborough railway line along the northern boundary and residential development to the south and west.

Size

0.47 Hectares

Indicative Capacity

14 dwellings (25% Affordable = 3.5)

Due to its central location, a greater number of dwellings could be developed.

Type of Housing

The site is suitable for a mix of house types. There is a particular demand for smaller (1 and 2 bedroom) detached houses and bungalows in the sub area.

Delivery Considerations

Appropriate noise attenuation measures will need to be provided following a Noise Assessment of the railway line to ensure the amenity of future residents. A Land Contamination Assessment will also be required to investigate the potential risk of contamination from the former use.

Anticipated Timescales for Delivery

The site has no significant constraints and should be deliverable within the next 5 years.

Agent contact details

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Cammish & Company

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Nearest schools

Primary:

Driffield Church of England VC Infant School (*Good, Nov 14*)

Driffield Junior School (*Good, Dec 12*)

Secondary:

Driffield School and Sixth Form (*Inadequate, Apr 16*)

Longcroft School and Sixth Form College (*Good, Apr 13*)

(*latest Ofsted inspection results in brackets*)

Average House Prices (Jan – Jun 2016):

Drifffield and Rural Ward:

2 bed house: £128, 388

3 bed house: £146, 525

4 bed house: £230, 047

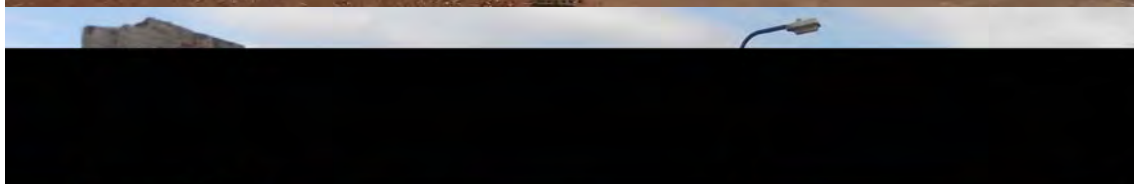
Source: Hometrack 2016



Aerial view of DRF-G
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View of DRF-G from railway footbridge
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Remains of the old mill building on Anderson Street
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