

**FOR SALE**

Land At Mount View, Molverley,  
Oswestry, Shropshire, SY10 8PG

**\*\*Guide Price £10,000 per acre\*\***

Pasture Land at Mount View, Molverley Green, Oswestry, SY10 8PG

A conveniently situated rural parcel of approximately 6.03 acres of amenity land is well fenced and has good roadside access. Ideal smallholder/equine



- Parcel of good quality pasture land
- Glorious rural setting
- Good roadside access
- Ideal smallholder/equine opportunity
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## DISTANCES

Shrewsbury - 13 miles

Oswestry - 9.3 miles

Welshpool - 14 miles

(All distances are approximate)

## GENERAL REMARKS

Halls have been favoured with kind instructions to offer this productive parcel of pasture land for sale by Private Treaty. The land extends to 6.03 Acres or thereabouts and has roadside access. It is well fenced and has good access from the council maintained road.

It is a level block of land and lends itself well to being used as a small holdings for the keeping of cattle, sheep, goats, pigs or chickens or for the use as a pony/horse paddock.

The land is suitable for hay making and/or silage making.

The land is registered for the Basic Payment Scheme. A BPS claim will be made this year by the vendors.

## LOCATION

The land occupies a pleasant rural location.

Proceeding from Crew Green: From the B4393 take the road to Molverley. Proceed over the river bridge and continue on this road until arriving at a T junction in Molverley Green. Turn left and proceed around a left hand

bend and then a right hand bend and the land can be found on the right hand side and will be displaying a Halls For Sale board.

## VIEWINGS

Strictly by appointment only with the selling agents Halls, 14 Broad Street, Welshpool, Powys, SY21 7SD.

Tel No: 01938 555552. Email: [welshpool@hallsgb.com](mailto:welshpool@hallsgb.com)

## MONEY LAUNDERING

We will require evidence of your ability to proceed with the purchase, if the sale is agreed to you.

The successful purchaser will be required to produce adequate identification to prove their identity within the terms of the Money Laundering Regulations (MLR 2017 which came into force 26th June 2017). Appropriate examples: Passport and/or Photographic Driving Licence and a recent Utility Bill.

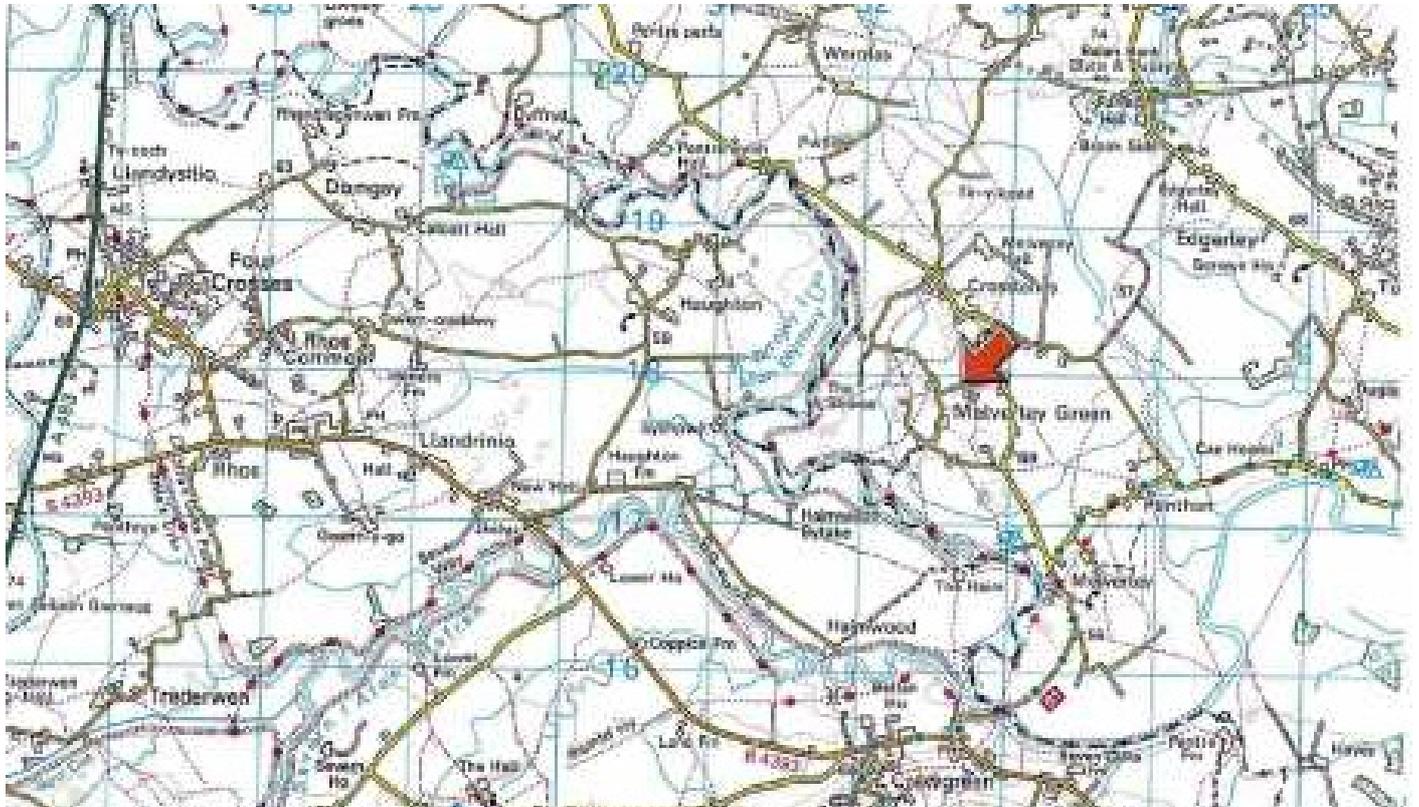
## WEBSITES

Please note all of our properties can be viewed on the following websites:

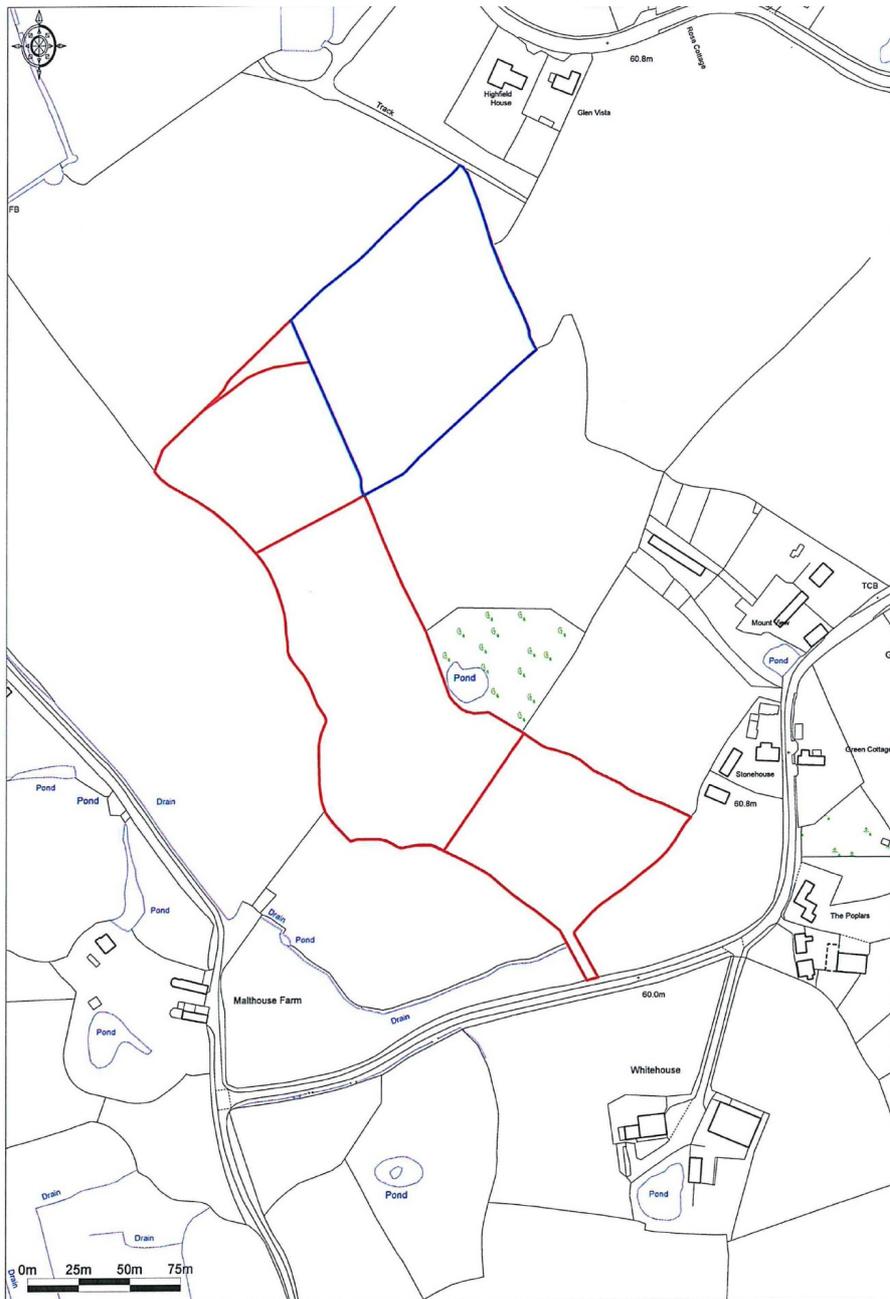
[www.hallsgb.com](http://www.hallsgb.com)

[www.rightmove.co.uk](http://www.rightmove.co.uk)

[www.onthemarket.com](http://www.onthemarket.com)



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**Promap**  
LANDMARK INFORMATION GROUP

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Lot 1 - Red - 6.03 acres  
Lot 2 - Blue - 2.55 acres

Indicative floor plans only - NOT TO SCALE - All floor plans are included only as a guide and should not be relied upon as a source of information for area, measurement or detail.



**01938 555 552**

**Welshpool office:**  
14 Broad Street, Welshpool, Powys, SY21 7SD  
E. [welshpool@hallsgb.com](mailto:welshpool@hallsgb.com)



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