

Land at the junction of Warren Lane and Finchampstead Road Approx 0.22 of an acre of roadside land

 $\label{eq:Guide Price £100,000}$ For Sale as a whole by Private Treaty

Land at the junction of Warren Lane and Finchampstead Road Wokingham



Situation

The land is located to the west of the Finchampstead Road close to the junction with Warren Lane.

The market town of Wokingham is approximately 3.4 miles away and offers a wide range of shops, restaurants and bars. A comprehensive range of facilities are available at nearby Reading 9.9 miles and Bracknell 6.6 miles.

What3Words to entrance: ///cringe.microfilm.crab

Directions

From Wokingham take the A321 southwest towards Finchampstead. Continue under the railway bridge and at the second roundabout take the B3016 towards Finchampstead. Continue on this road until the second roundabout. Take the B3016 onto Finchampstead Road signposted Finchampstead where the land will be found on the right hand side just after the turning to Warren Lane.

Description

The land extends to approximately 0.22 acres with open areas interspersed by oak trees. The roadside is bounded by a timber post and rail fence but there is no internal dividing boundary to the neighbouring land.

Restrictions, Rights of Way and Easements

There are no public rights of way crossing the property.

Method of Sale

The property is offered for sale as a whole by Private Treaty.

Tenure

The property is offered for sale with vacant possession upon completion.

Planning

The land is situated within the administrative area of Wokingham Borough Council but is outside of the Green Belt and outside of an Area of Outstanding Natural Beauty (AONB).

Timber, Mineral, Sporting Rights and Services

The timber, mineral and sporting rights are included in the sale insofar as they are owned.

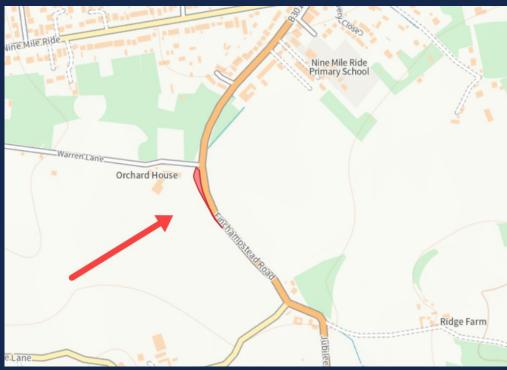
Services

We believe that there are no services connected to the land.

Health and Safety

The property will be available for viewing at any reasonable time. We would ask prospective purchasers to carry a copy of the sales details and to register with the Agents before visiting the property.





Please register your interest with:

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Local Authority

Wokingham Borough Council

Civic Offices

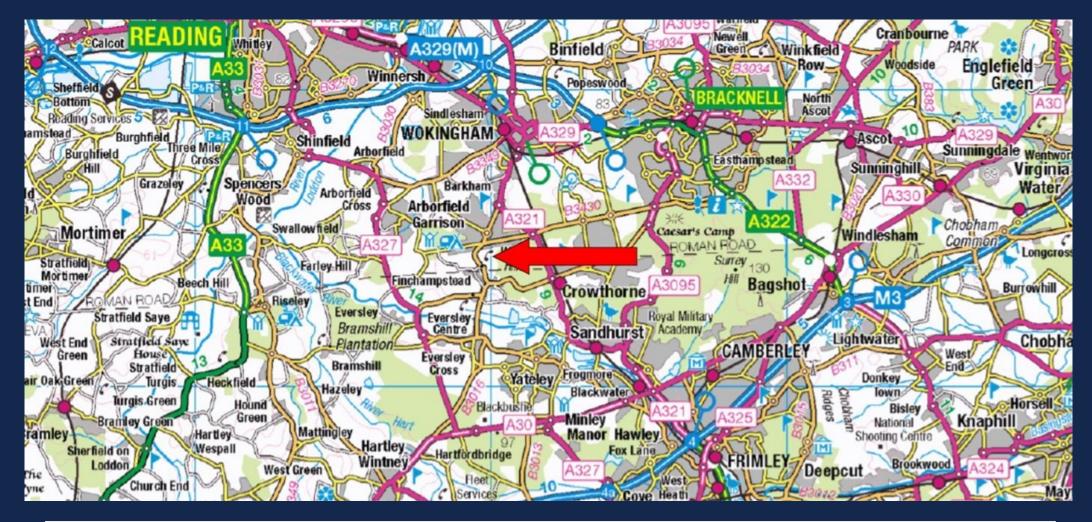
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