

For Sale

John Pallister

Chartered Surveyors

27.17 acres OTA of Sound Grassland at Slaidburn

A block of elevated pasture extending to 27.17 acres (11ha) or thereabouts, in good heart and with roadside frontage. The land lies approx. 260m above sea level, is situated in 2 parcels and benefits from natural water



Access

The land is accessed directly off Wigglesworth Road, Slaidburn (see location plan) and is marked by our For Sale board.

Title & Tenure

The land is offered for sale freehold and with vacant possession on completion.

Rural Payments Agency

The land is registered with the RPA and is currently included within a Countryside Stewardship Agreement (upland offer). Details can be provided on request. The scheme will expire on 31/12/2024. No BPS entitlements will pass with the sale.

Timber Mineral & Sporting Rights

All sporting rights, mines and minerals will pass with the sale in so far as they are owned.

Wayleaves, Easements & Rights of Way

The land is sold subject to all wayleaves, easements and rights of way whether mentioned in these particulars or not.

Viewings

The land maybe viewed during daylight hours with a copy if these particulars to hand. Viewing is entirely at your own risk.

Method of Sale

For sale by Private Treaty. It should be noted, you will be required to provide proof of funds in due course and all offers are to be made and received at the agents office 'Subject to Contract'. The vendor does not bind themselves to accept the highest or indeed any offers.

**Land off Wigglesworth Road (B6478)
Slaidburn
BD23 4SX**

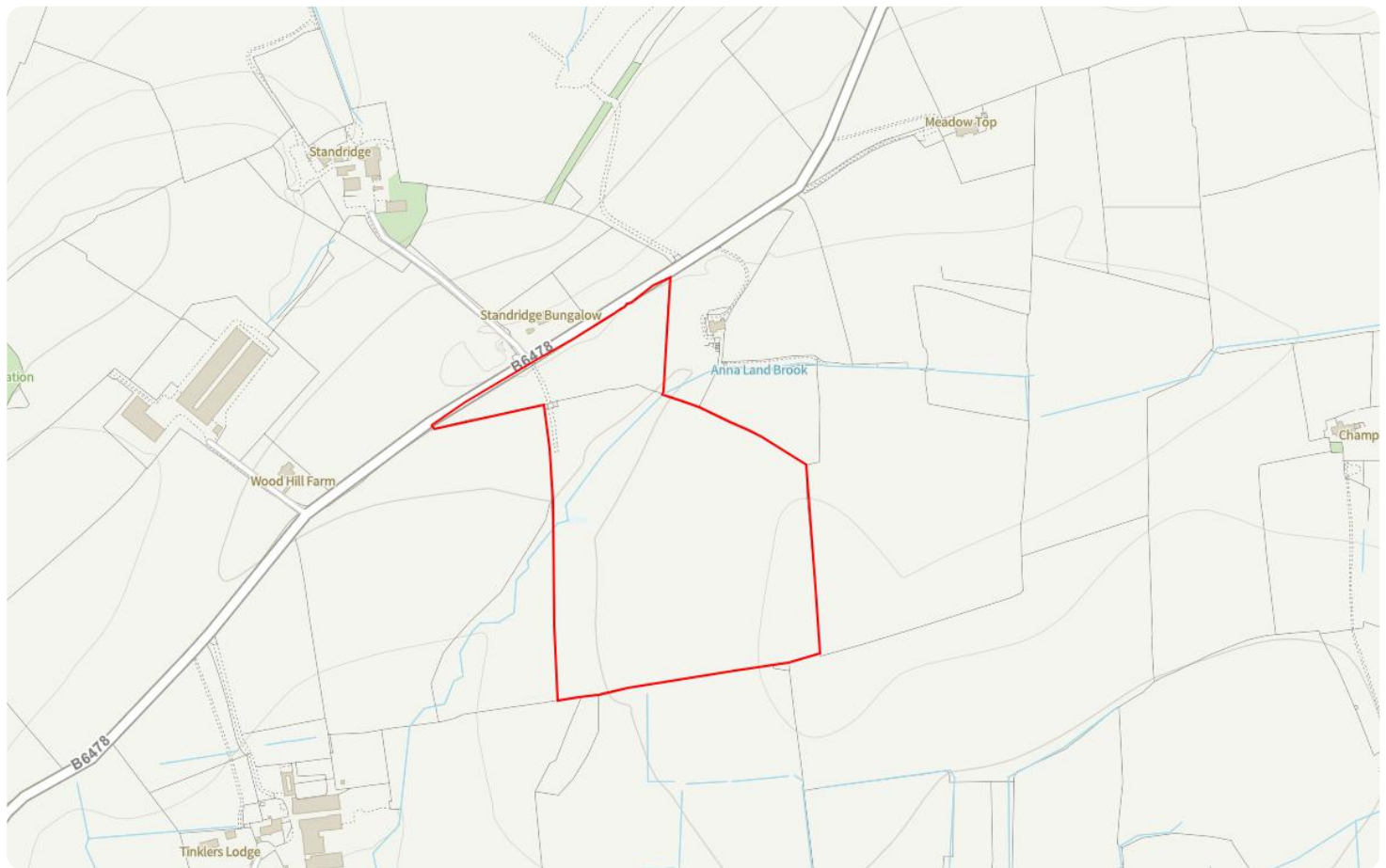
Offers Over £165,000

**The Coach House
28 - 30 Duck
Street
Clitheroe
BB7 1LP**

Tel: 01200425697

Email: info@pallisters.co.uk





John Pallister

Is the trading name of **John Pallister Ltd.** A limited company subject to the bye laws and supervision of The Royal Institute of Chartered Surveyors Reg. No. 461 1244 Reg. Office: The Coach House, 28 Duck Street, Clitheroe, Lancs BB7 1LP

