



Land at Hazeldene Hill, Clutton, Bristol, BS39 5DQ

Guide Price £60,000
AUCTION

Tuesday 22nd October 2024 at 19:00pm- Mendip Spring Golf Club, Honeyhall Lane, Congresbury, BS49 5JT

Agricultural pastureland available as a whole 6.56 acres or in 2 lots

Lot B- 3.09 acres

Lot C- 3.47 acres

Description

A unique opportunity to purchase 6.56 acres as a whole of agricultural pastureland or in 2 lots.

Lot B- 3.09 acres as shown in pink on the plan **Guide Price £30,000**

Lot C- 3.47 acres as shown in green on the plan **Guide Price £35,000**

Location

The Land has direct access from Clutton Hill.

What 3 Words

///mavericks.cloaks.handlebar

Right of Way

There is a public footpath which runs through Lot B & along the northern boundary of Lot C.

Designation

Shared access is granted over the RED hatched area as shown on the plan & access is to be improved by mutual agreement.

Solicitors

Beth Prince- Womble Bond Dickinson 3 Temple Back E, Bristol, BS1 6BZ E:

Beth.prince@wbd-uk.com

Tenure

Freehold with Vacant possession.

Local Authority

<https://banes.co.uk>

Viewings

Strictly and only by prior appointment through the Vendors Sole Agents Nancekivell & Partners Limited either Richard Nancekivell 07770 966372 or Chloe Brown 07475 031835.

Prior to making an appointment we strongly recommend that you discuss any queries you may have which are likely to affect your interest in the property in order that you do not make a wasted journey.

Special Conditions

Agents Fee

There is a £2,000 plus VAT Buyers fee payable to the auctioneers upon completion.

Important Notice

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