

Gisburn – 5 miles

Clitheroe – 8 miles

9.72 acres
Meadow and pasture
Barret Hill Brow
Holden
Bolton-by-Bowland
Lancashire
BB7 4PG

For Sale by Informal Tender

Guide: £75,000



A desirable sized plot of agricultural meadow and pasture for sale close to the village of Bolton-by-Bowland. For sale as a whole or in two lots by informal tender, freehold with the benefit of vacant possession.

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Description:

An attractive area of agricultural grassland totalling 9.72 acres with significant potential for both lifestyle and agricultural buyers alike. The land is well located on Barret Hill Brow, West of the hamlet of Holden with roadside frontage and vehicular access into both lots being gained directly from the public highway.

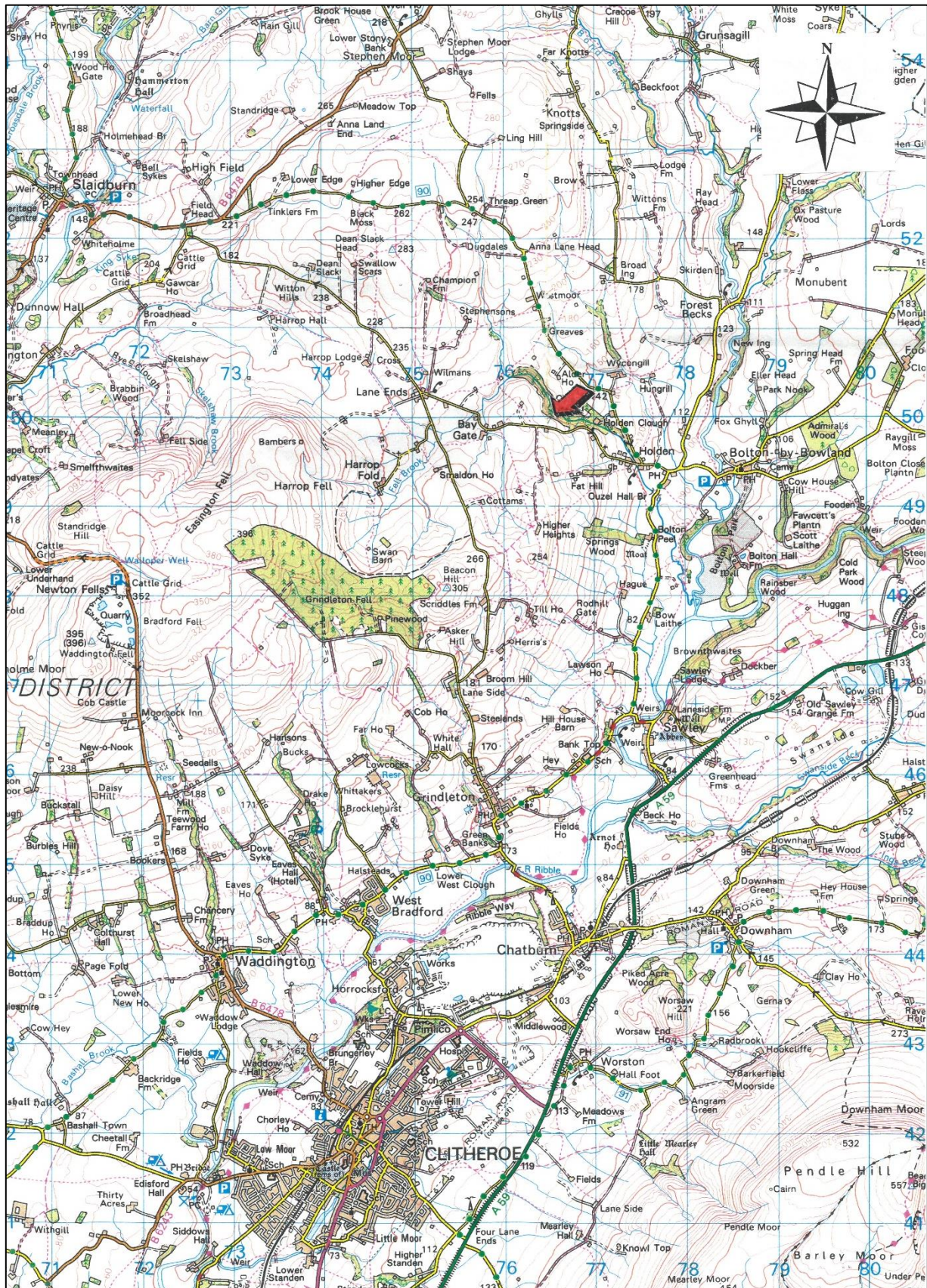
The land is enclosed on three sides with stock netting and is enclosed against Barret Hill Brow with mature hedging and post and rail fence. Lots 1 and 2 are separated by a small open ditch and stock netting fence. Lot 2 benefits from a natural water supply, no permanent water supply exists in Lot 1. The land also benefits from the inclusion of entitlements for DEFRA's Basic Payment Scheme.

The land is offered for sale freehold with vacant possession either as a whole or in two separate lots.

Lot 1 (outlined red) -	5.80 acres
Lot 2 (outlined blue) -	3.92 acres
Total -	9.72 acres

Offers are to be made in writing to the Sawley Office by no later than 12 noon on Wednesday 31st March. Viewing by prior appointment with selling agent only.





MISREPRESENTATION ACT 1967:

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