



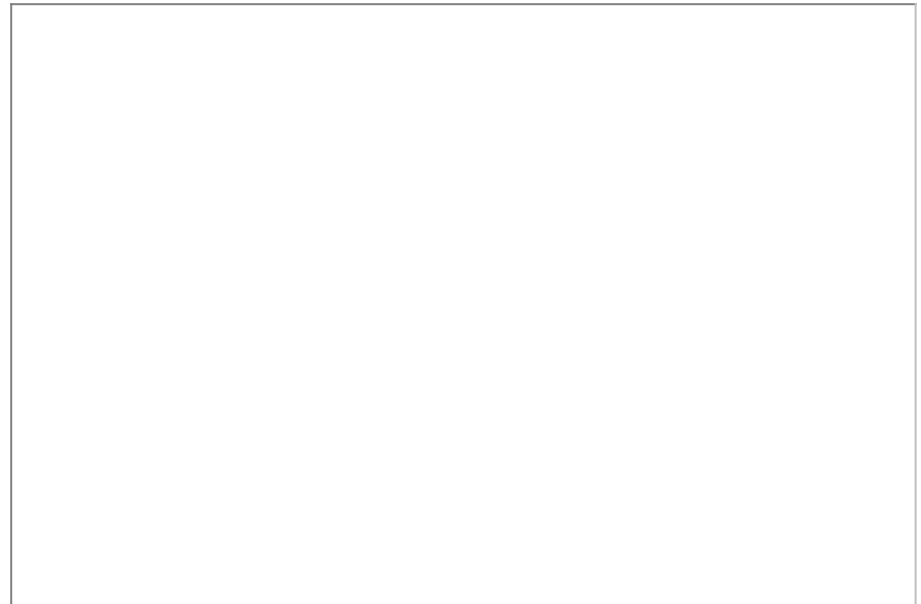
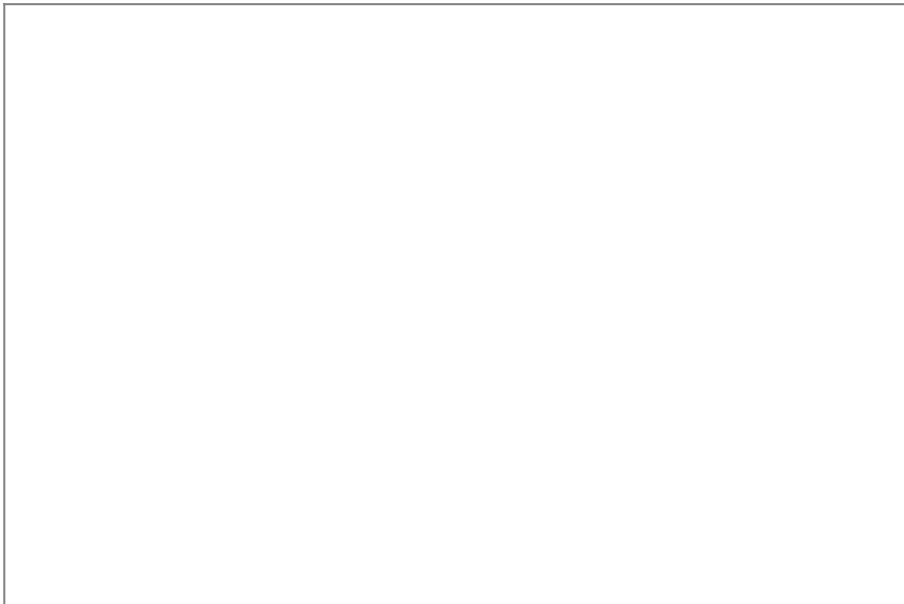
**Ian Anthony**  
The Estate Agents



# Land at Edge Farm, Rabbit Lane, Burscough, L40 8JJ

Guide Price £70,000

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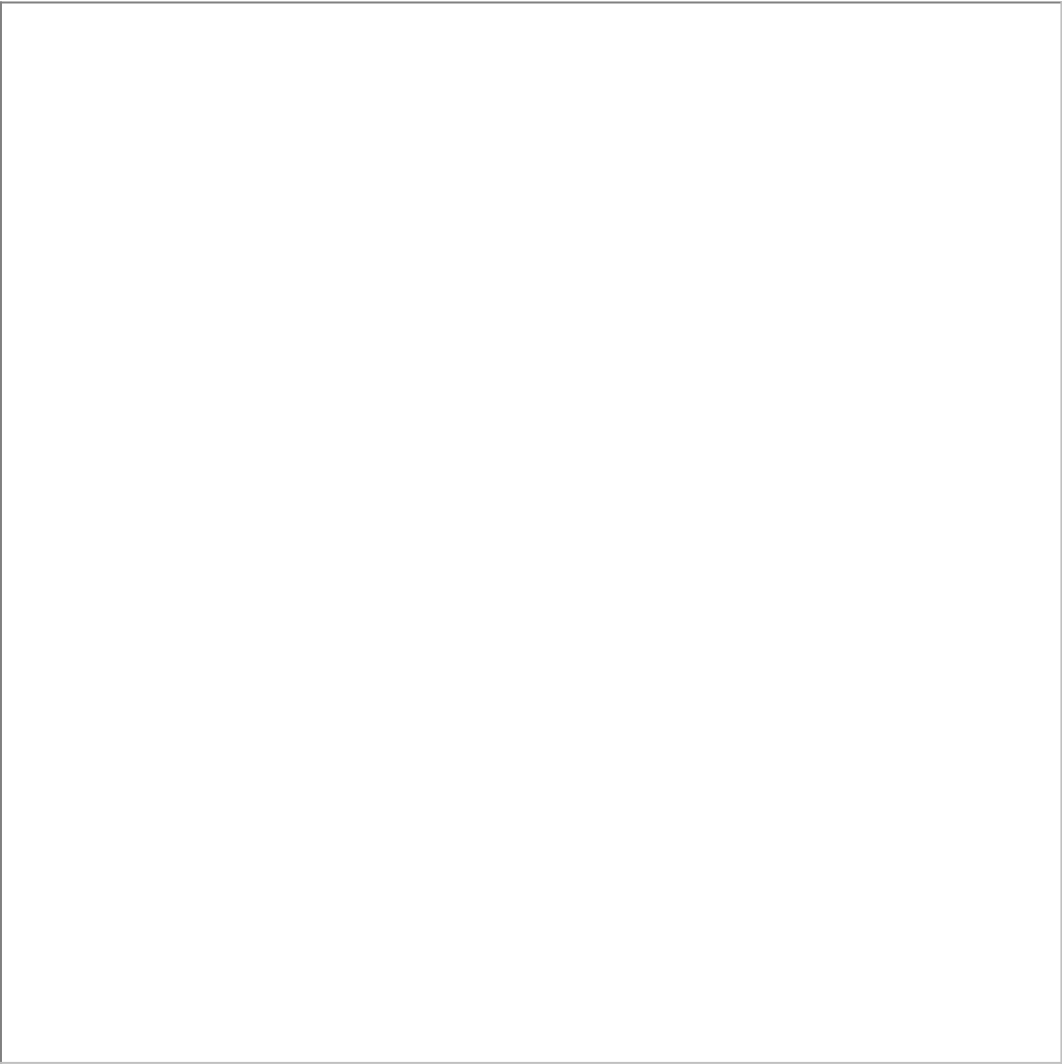


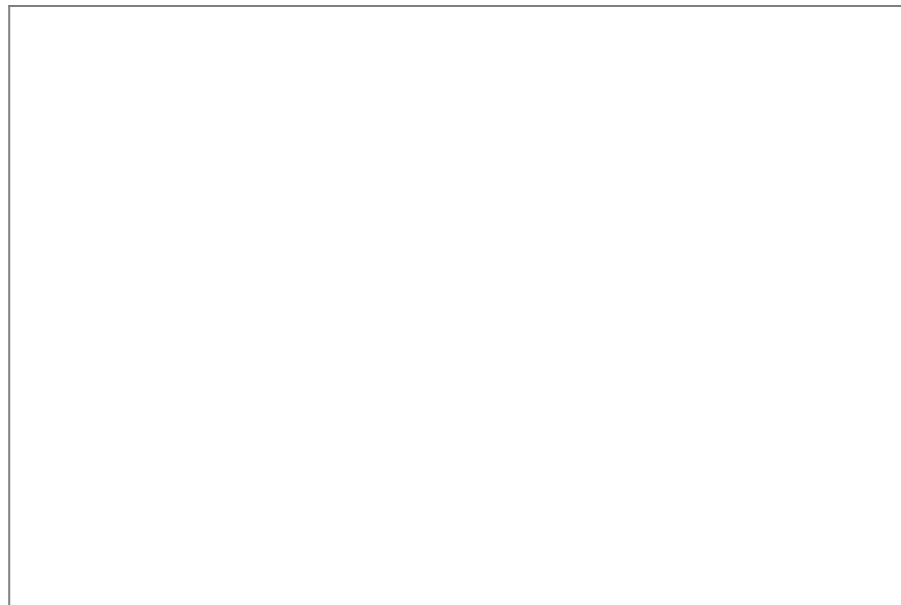
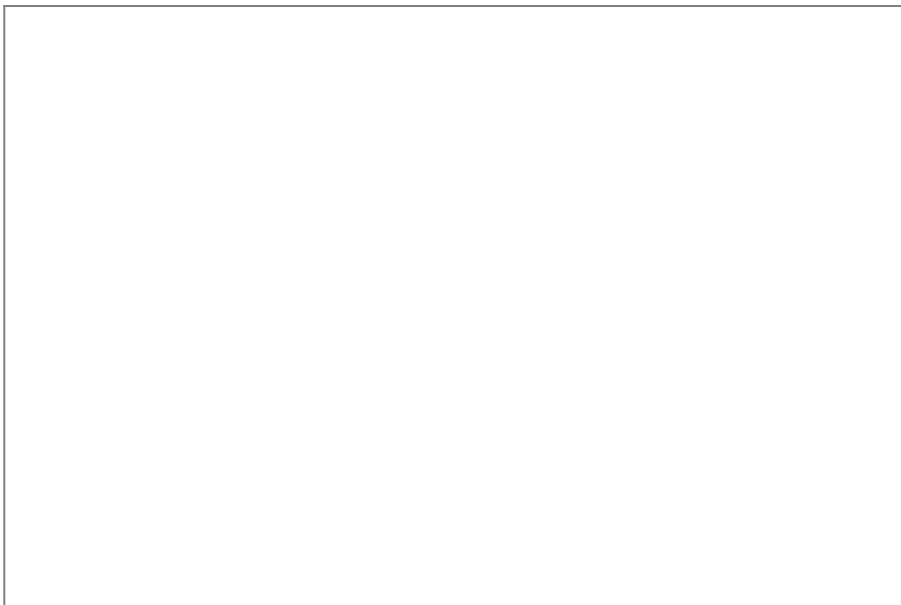
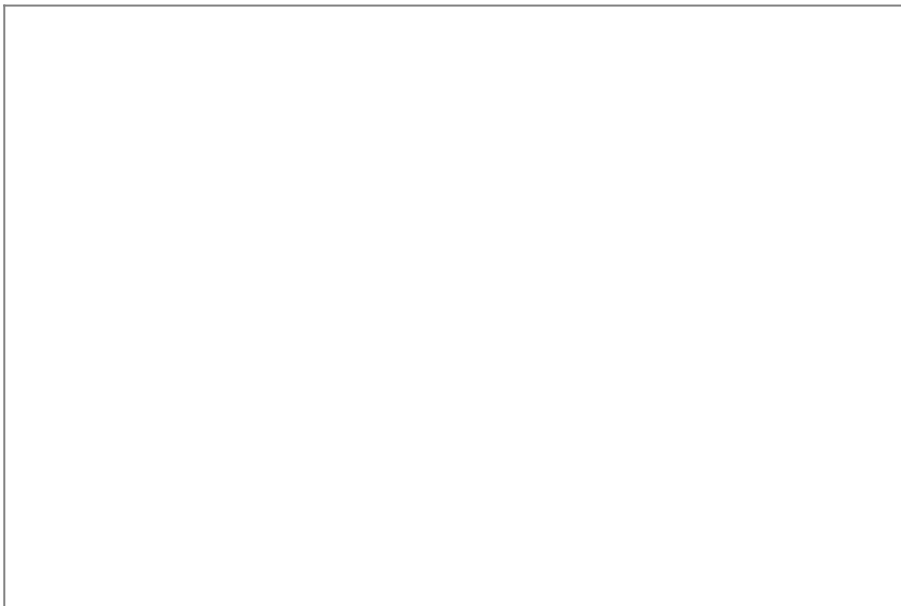
Agricultural Land on Rabbit Lane, Burscough

An exciting opportunity to acquire approximately 4.6 acres of agricultural land, superbly situated on Rabbit Lane, within one of Burscough’s most popular and sought-after residential locations.

The land offers excellent potential for a range of agricultural, equestrian, or amenity uses (subject to any necessary consents), and benefits from convenient access to local road networks and nearby residential areas.

Set in a peaceful rural setting, yet only moments from Burscough’s amenities, transport links, and schools, this parcel of land presents a rare chance to purchase a sizeable piece of land in a prime West Lancashire location.





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

5 Burscough Street, Ormskirk, Lancashire, L39 2EG

Tel: 01695 580888 Email: [enquiries@iananthonyestates.co.uk](mailto:enquiries@iananthonyestates.co.uk) <https://www.iananthonyestates.co.uk>