



COUNTRY
PROPERTY



Land At Tyley Bottom
Coombe

£255,000



Land At Tyley Bottom

Coombe, Wotton-Under-Edge, GL12 7ND

Approximately 17.5 acres of gently undulating pasture land and woodland, located at the foot of the Cotswold Escarpment, near the hamlet of Coombe.

Surrounded by unspoiled open countryside, this interesting parcel of land and buildings are set in a peaceful location with beautiful views of the valley. A natural watercourse runs through the bottom of the valley and the land is accessed via a lane out of Coombe. Situated on the outskirts of the historic market town of Wotton-Under-Edge in the Cotswolds area of outstanding beauty, a section of the land is categorised as a Scheduled Monument, however further information on Historic England website is limited (list entry number: 1004859). The land is classified as grade 3 and is enclosed by natural hedge and stockproof fencing, some areas of which could use some repair work. There is a very useful pole barn measuring approximately 100' x 40' and additional wooden outbuildings.

- Approximately 17.5 Acres
- Grade 3 Land
- Permanent Pasture
- Areas of Mature Woodland
- Pole Barn & Outbuildings
- Natural Watercourse
- Far Reaching Views
- Area of Outstanding Natural Beauty





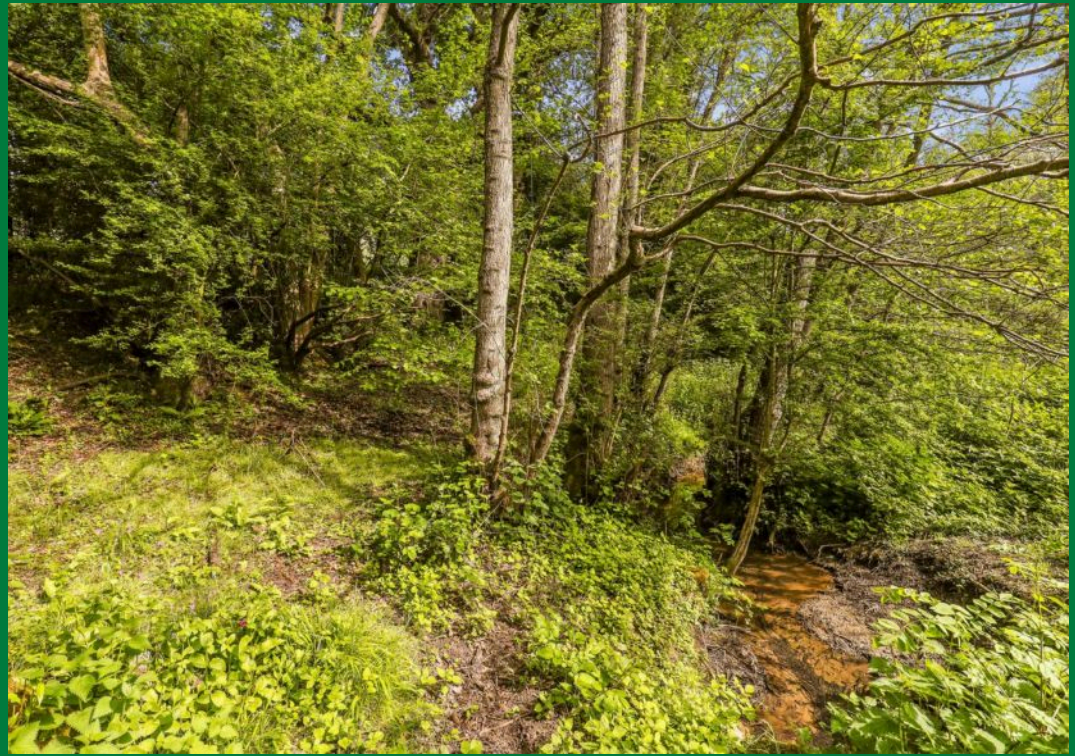
Coombe

Coombe is on the outskirts of the historic market town of Wotton-Under-Edge, on the edge of the Cotswolds escarpment in an Area of Outstanding Natural Beauty. The town offers a great range of shopping, schools, sporting and other amenities. The M5 motorway junction 14 at Falfield is about 6 miles and the A46 about 4 miles with junction 18 M4 at Tormarton approximately 12 miles.

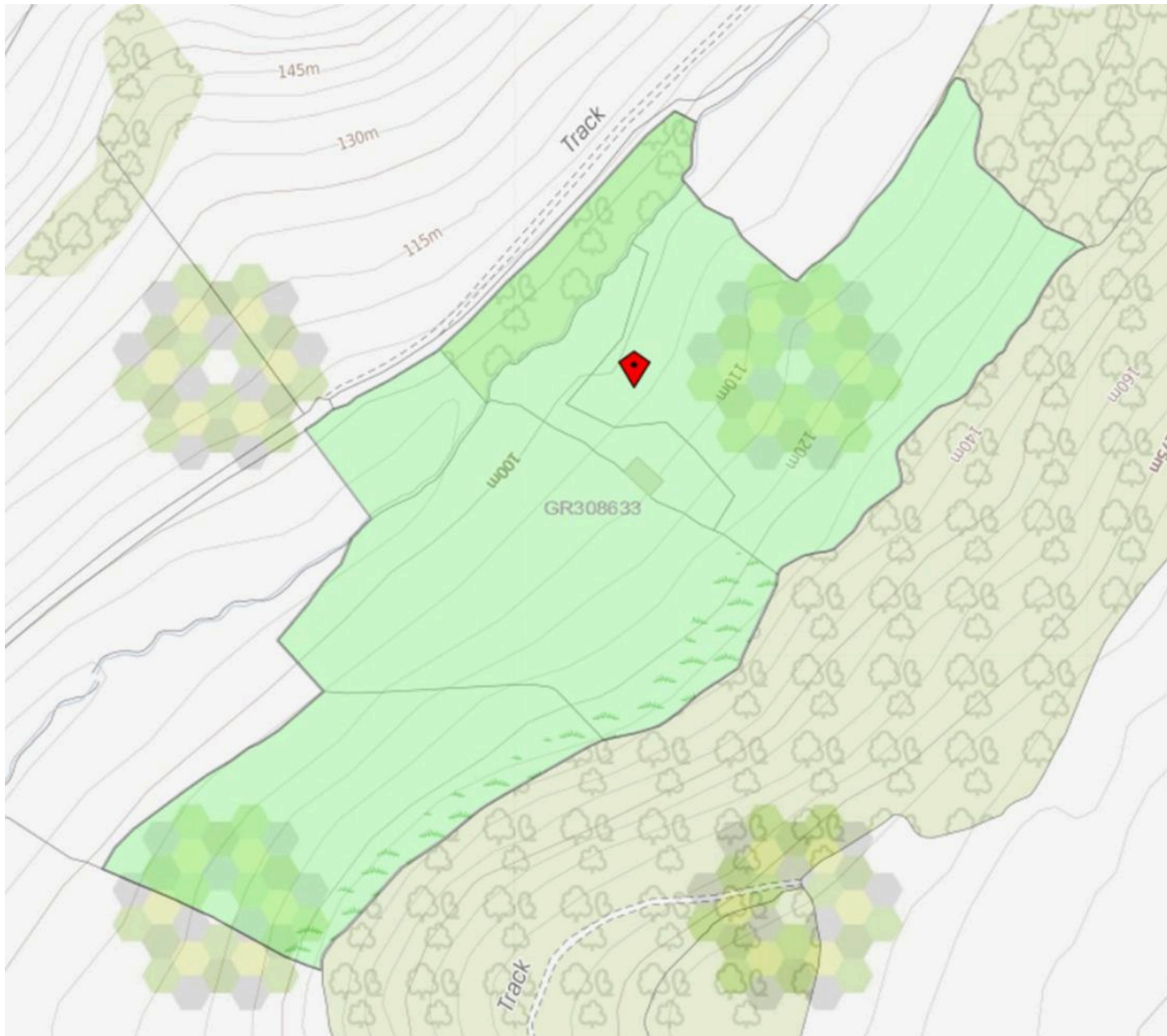
17.5 acres in Cotswolds, surrounded by open countryside. Includes pasture land, woodland, pole barn, and watercourse. Grade 3 classification. Peaceful location near Coombe. Council Tax band: TBD

Tenure: Freehold





You can include any text here - the text can be modified upon generating your brochure.



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Details, photographs, measurements, floorplans and distances are given as a guide only and must not be relied upon for the inclusion of any visible fixtures and fittings.

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