



All enquiries Ref: James Paterson



Witley Village

- Pair of freehold parcels of land of 0.41 acres each situated close to residential houses
- Approximately 10 miles from Guildford Town Centre
- Full vacant possession

#### Location:

The land is situated off Culmer Lane between its junctions with Water Lane and Petworth Road (A283). The land benefits from vehicular access via the lane off Culmer Lane. The land is within the sought after Surrey village of Witley a civil parish in the Borough of Waverley and lies approximately 3.8 miles from Godalming and approximately 9.6 miles from Guildford. Public transport links include Milford mainline rail station together with local bus services serving the surrounding vicinity. Road links include the A3 and A31. Shopping amenities can be found locally within Witley and Milford with an extensive range of shops, bars and restaurants being found in Godalming and Guildford.

#### Description:

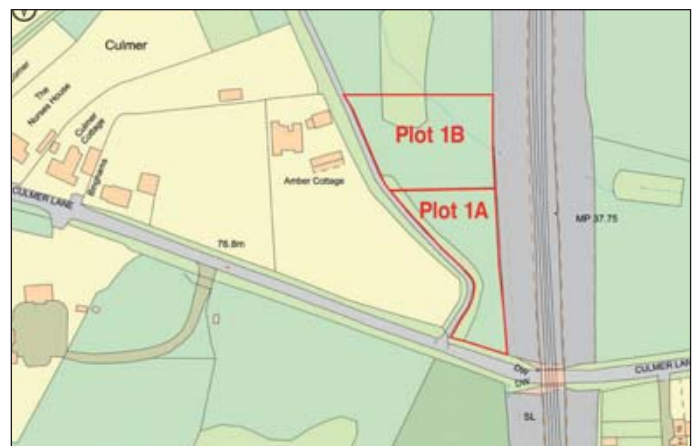
Pair of freehold parcels of land of 0.41 acres each (totalling 0.82 acres) situated close to residential houses with vehicular access via the adjoining lane.

#### Potential:

The land is situated close to residential houses and may offer future potential for a number of alternative uses, subject to planning permissions and consents. Prospective purchasers must rely solely on their own enquiries in this respect.

#### To view:

By careful application to the site within daylight hours. Please see important advice for viewers on page 19 of this catalogue.



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