



Land off Welford Road, Shearsby,
Lutterworth, Leicestershire, LE17 6PD

 **ANDREW
GRANGER & CO**

Part of

**SHELDON
BOSLEY
KNIGHT**

LAND AND
PROPERTY
PROFESSIONALS

£850 Per Annum

DESCRIPTION

An exciting opportunity to rent approximately 3.63 acres (1.47 hectares) or thereabouts of pasture land offered to let by Informal Tender and suitable for livestock grazing or equestrian use. Part of the land formed part of a arable rotation and will be required by the incoming tenant to revert to pasture.

LOCATION

The land is located on the edge of the village of Shearsby, Leicestershire. Access is directly from a gateway off Welford Road

Please refer to the outline plan located within the attached brochure for an accurate location.

What 3 Words location: [///stew.overpower.opens](https://www.what3words.com/stew.overpower.opens)

SERVICES

The land is not connected to any mains services.

BOUNDARIES

The land is bordered by well established hedges and back fencing. We cannot guarantee these to be stock proof.

EASEMENTS, WAYLEAVES and PUBLIC RIGHTS OF WAY

The land is offered subject to all existing Rights of Way whether specified in these particulars or not.

TENURE

The land will be let on either a Farm Business Tenancy or a Common Law Tenancy Agreement for an initial fixed term of 2 years.

RENT

Rent will be paid annually in advance on commencement of the

tenancy and thereafter on the term date.

£850 Per Annum

VIEWINGS

The land may be viewed during any reasonable daylight hours and only by persons in possession of a copy of these particulars.

METHOD OF LETTING

The Land is available to let by Informal Tender with the tender deadline 12 NOON on Friday 8th November 2025.

A Tender Application Pack is available from the Letting Agents.

SPORTING RIGHTS

The Sporting rights are to be retained by the landlord.

OUTGOINGS

The land is offered subject to all outgoings and charges whether specified in these particulars or not.

PLAN

The plan enclosed is for identification purposes only. The red line outlines the area of land to let.

FURTHER INFORMATION

For any further information, please contact :

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Plan



For further information please email ruralag@sheldonbosleyknight.co.uk