



Plot 203 Gravel Dam Camps Heath

Oulton, Lowestoft, NR32 5DW

Asking Price £45,000



*** GRAZING LAND FOR SALE ALONGSIDE OULTON MARSHES *** Aldreds are delighted to offer 2.4 acres (approx) of well maintained land being ideal for a variety of uses including leisure & equestrian. The land does benefit from 2 stables and a hay store and is laid to grass and secured by a private gateway access. All cars can approach the land within 30 yards and 4 x 4 or SUV type vehicle can drive on to the land directly. Oulton Marshes offer some of the most beautiful nature walks in Suffolk and the main nature reserve walkways are situated within a 2 minute walk of the plot for sale. Set at a realistic asking price. Early viewing is advised.



Land

2.4 acres (approx) of freehold grazing land ideal for a variety of uses including equestrian, leisure, picnics or just a quiet family retreat alongside Oulton marshes. There are 2 stables and a hay store included on the land.

Information

Freehold land with low running costs laid to grass with 2 stables and a hay store. Very well maintained, most recently used for horse grazing. There could be options for further stabling or outbuilding subject to the appropriate planning permissions. Oulton Marshes nature reserve main walkways are within a 2 minute walk.

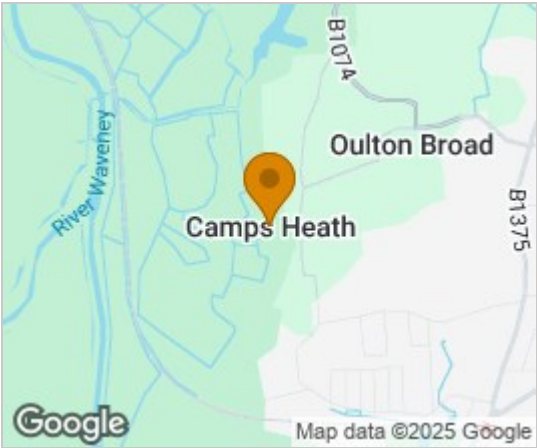
Vehicle Access

Any car can park within a 3 minute walk of the land or a 4x 4 or SUV type vehicle could drive on the land directly.

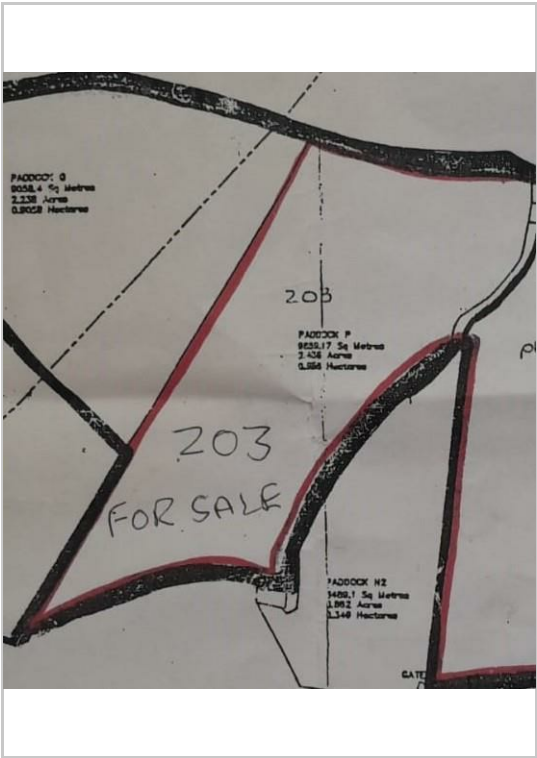
Directions

From Hall Road, Oulton Broad, follow round towards Camps Heath and take the left turn into Church Lane towards Oulton Church. Follow Church Lane in a straight line when you approach the church carry on straight. The church should be on your right hand side. Heading directly on to the unmade road (Gravel Dam) as the unmade road t junction turn right and first left. Follow along for approx 25 yards and you will see a gate with private do not enter sign. With a pre-booked appointment via the Aldreds office please feel free to park the car near the gate and walk straight through on foot for approx 25 yards and the land for sale can be found at the far end of the lane on your righthand side. (last plot).

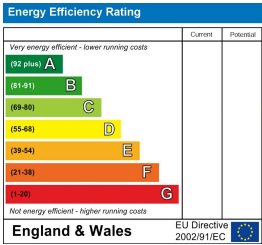
Area Map



Floor Plans



Energy Efficiency Graph



Disclaimer
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