

Land at Higher Cookworthy Farm

Lifton, Devon, PL16 0ED

53.70 acres (21.73ha) of level or gently sloping grassland in a ring fence. Lane access. Natural water.

Lifton 2 Miles Launceston 6 Miles

Okehampton 18 Miles

The village of Lifton is 2 miles to the south and offers a good range of facilities including a primary school, farm shop, filling station, village shop & post office, public houses and doctors' surgery. Launceston is 6 Miles to the southwest and Okehampton is 18 miles to the northeast.

The land

The land extends to approximately 53.70 acres (21.73 ha) of grassland in 10 fields with some small areas of woodland throughout the land. The land benefits from natural water, a livestock handling pen and is accessed over a shared lane.

Services

Water – Natural springs

Tenure

Freehold with vacant possession on completion.

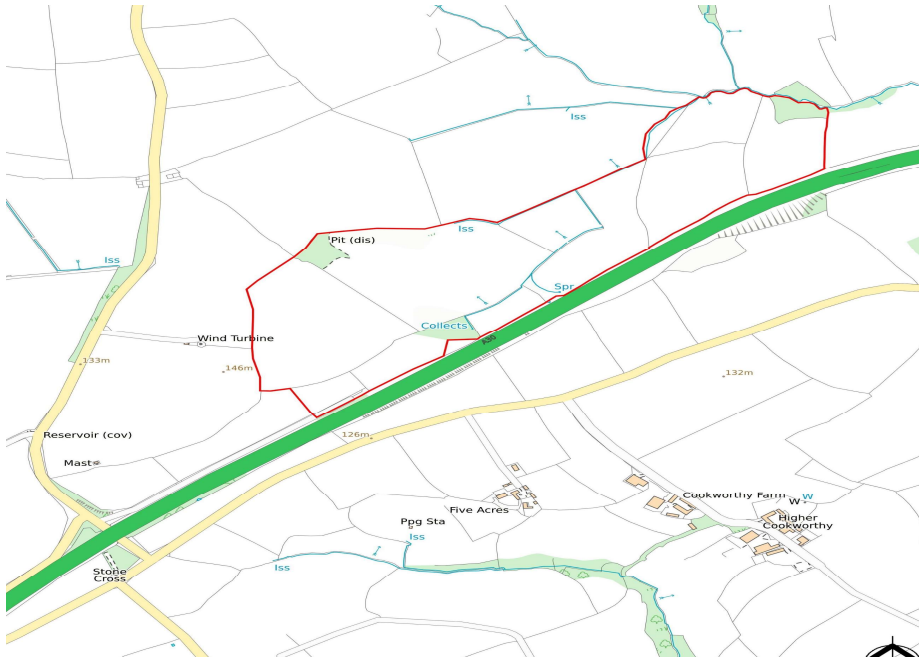
Local Authority

West Devon Borough Council, Kilworthy Park, Tavistock, Devon PL19 0BZ. Tel: 01822 813600.

Viewing Arrangements

Strictly by arrangement with D. R. Kivell Country Property.
Tel: 01822 810810.





Directions

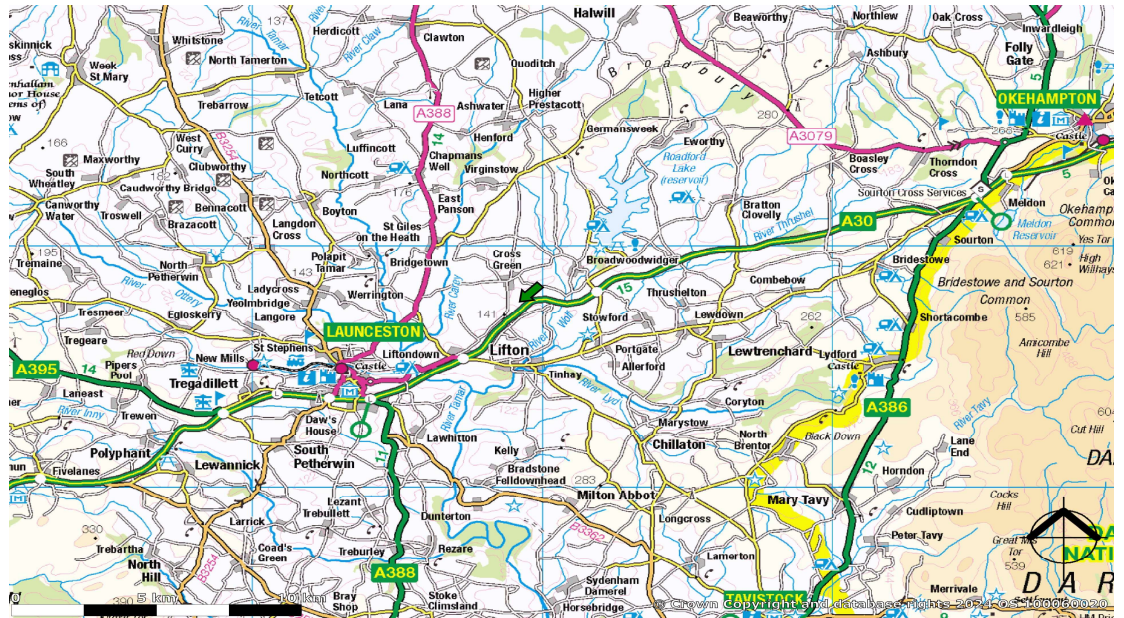
From the A30 at Liftodown, take the exit signposted to Lifton. Continue on the road for approximately 1 mile and, on entering Lifton Village, take the left hand turning signposted to Yeat. Proceed along this road for approximately 1.5 miles, taking the left hand turning. Continue under the road bridge, then turn immediately right onto the access lane, proceed to the end of the lane to the entrance gate into the land.

What3words Location Finder

nightfall.eminent.prompting

Agent's Notes

The property is sold subject to and with the benefit of all outgoing, rights of way, easements and wayleaves there may be whether mentioned in these general remarks and stipulations or particulars of sale or not. All figures and maps are for guidance purposes only. They are prepared and issued in good faith and are intended to give a fair description of the property but do not constitute any part of any offer or contract. Any maps used on the details are to assist identification of the property only and are not an indication of the actual surroundings, which may have changed since the map was printed. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact.



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