



SAMUEL WOOD

Plot of Land at, Shawbury Park Wood, Shawbury, Shrewsbury, Shropshire, SY4 4BY

Asking Price £160,000



Samuel Wood is delighted to offer for sale this extensive plot of rural land situated near Poynton in Shropshire. The subject site comprises approximately 13.56 acres including pools, small areas of woodland, a static caravan and plant machinery to be negotiated as part of the sale. Positioned between two large plots of agricultural land and accessible with vehicular right of way from the Bings Heath Lane east from the A53. Viewing is highly recommended by the selling agent.

- Approx 13.56 Acre Plot of Land
- Fenced Area to Whole Plot
- Woodland Area
- Fresh Water Pools
- Vehicular Access for Maintenance of Woodland
- Static Caravan available by Negotiation
- Plant Machinery available by Negotiation
- Right of Way Through Adjacent Fields

Agents Note:

The land has benefit of vehicular right of way for the purposes of felling and removing of timber, plus replanting and maintenance of the woodland.

Local Authority

Shropshire Council, The Shirehall, Abbey Foregate, Shrewsbury, Shropshire SY2 6ND. Tel 0345 678 9000

Council Tax Band: tbc

Mortgage Services

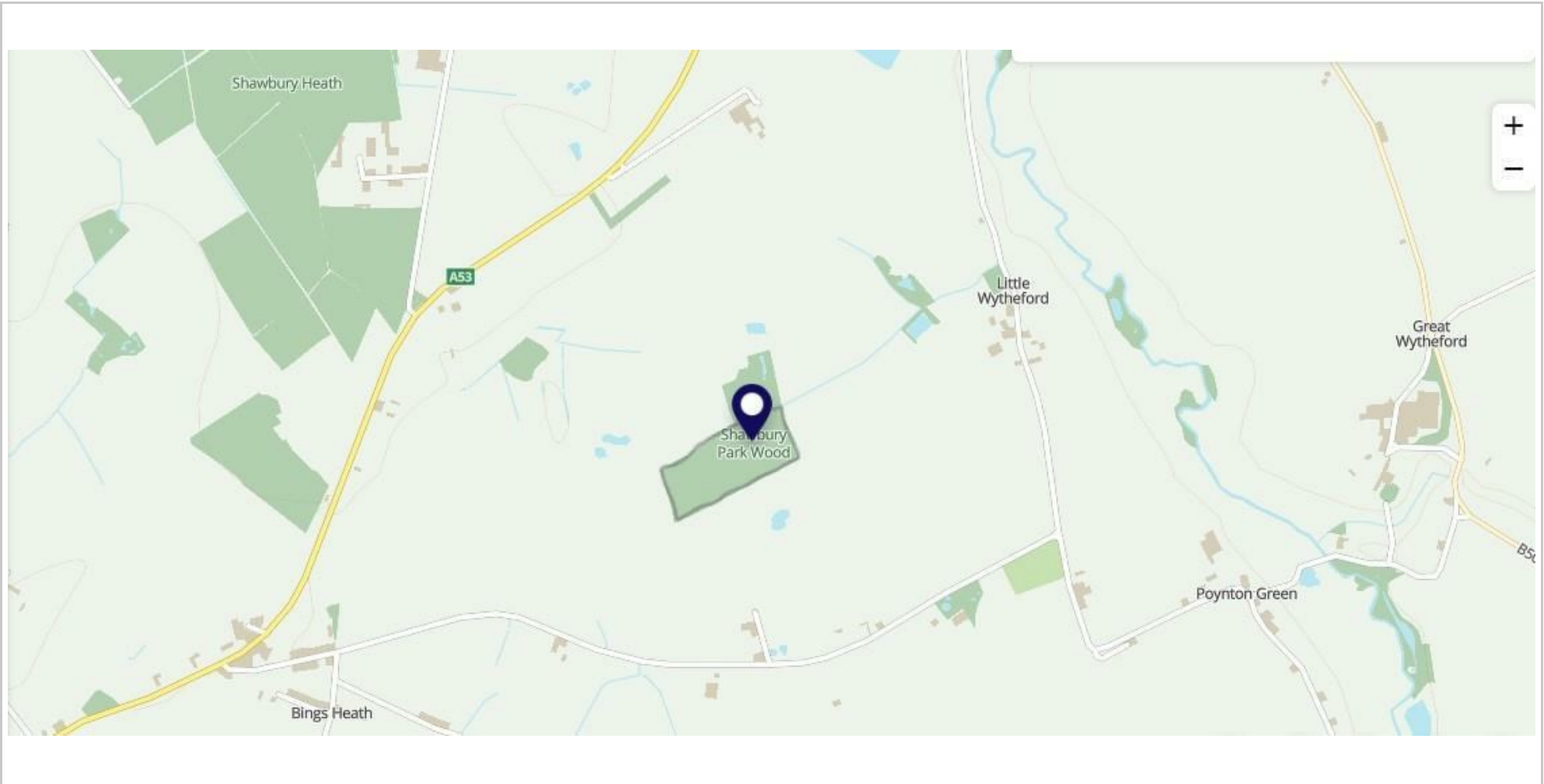
We offer a no obligation mortgage service through Hilltop Mortgage Solutions. Please ask a member of our team for further details.

Referral Fees

Samuel Wood routinely refers vendors and purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.



Floor Plans



We take every care in preparing our sales details. They are checked and usually verified by the Vendor. We do not guarantee appliances, alarms, electrical fittings, plumbing, showers etc. You must satisfy yourself that they operate correctly. Room sizes are approximate; they are usually taken in metric and converted to imperial. Do not use them to buy carpets or furniture. We cannot verify the tenure, as we do not have access to the legal title; we cannot guarantee boundaries or rights of way so you must take the advice of your legal representative. No person in the employment of or representing Samuel Wood has any authority to make any representation or warranty whatever in relation to this property. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. Do so particularly if contemplating travelling some distance to view. Applicants are advised that the majority of our shots are taken with a wide angle lens.

CONTEMPORARY AGENCY • TRADITIONAL VALUES
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