

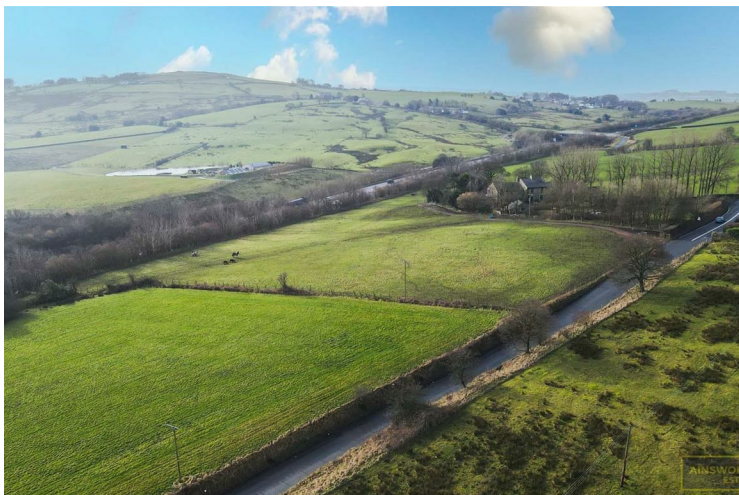
**AINSWORTH LORD  
ESTATES**



**64 BOG HEIGHT ROAD  
DARWEN**

**£200,000  
FREEHOLD**

BOG HEIGHT ROAD DARWEN \*\* LAND FOR SALE \*\* 4.75 ACRES \*\* CALL TO ARRANGE YOUR VIEWING \*\*





- NORTH WEST ELECTRICITY LINE ACCESS ON THE FIELD • WATER SUPPLY TO THE FIELD • NATURAL SPRING FED WATER

Ainsworth Lord Estates are thrilled to offer for sale a plot of land on Bog height Road in Darwen approx. 4.75 acres, boasting stunning views, on a clear day you can see all the to the Irish sea coast.

North West electricity line access on field

Water supply to field

Natural spring fed water at the bottom of the field

Access to septic tank, shared.

Beautiful views

Bridleways close

Public footpath

X3 stables,

Animal shelters

Tack room

Hard standing area for horses.


Viewing to be arranged through the agents.



- ACCESS TO SEPTIC TANK • 3 STABLES • HARD STANDING AREA FOR HORSES • TACK ROOM • BRIDLEWAYS CLOSE BY • PUBLIC FOOTPATH • ANIMAL SHELTERS





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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