

LAND AT MARTIN Rear of 142 High Street, Martin, Lincolnshire LN4 3QY

Price Guide £100,000



- Approximately 4 Acres of Predominantly Flat Pasture
- Suitable for Agricultural, Equestrian or Horticultural Use
 - Vehicle Access from the High Street
 - Peaceful Edge-of-Village Location
 - Freehold With Vacant Possession

REF AR8841

RURAL SCENE
Equestrian | Smallholdings | Residential | Farms | Lifestyle

GENERAL AND SITUATION

Approximate Distances:

Metheringham 4.5 miles • Woodhall Spa 5 miles

Lincoln & Sleaford 13.5 miles

Set on the edge of the sought-after Lincolnshire village of Martin, this appealing block of approx. four acres offers a versatile opportunity for agricultural, equestrian or horticultural use. The predominantly level pasture is offered freehold with vacant possession and benefits from vehicle access via a shared track from the High Street.

The popular village of Martin enjoys a wonderful setting in the heart of Lincolnshire, combining peaceful countryside surroundings with easy access to a wide range of amenities and excellent transport links with the A15, A17 and A1 providing convenient road links across the region.

The land is currently unfenced and has no services connected.

An electrical pole is situated near the north-west boundary.

**IN ALL APPROX. 4 ACRES
(About 1.6 Hectares)**



VIEWING

Strictly by appointment only with the Agents

LOCAL AUTHORITY

NORTH KESTIVEN DISTRICT COUNCIL

SERVICES

THERE ARE NO MAINS SERVICES CONNECTED

TENURE

Freehold

DIRECTIONS

From the A153 Sleaford Road, turn onto High Street/Old Bridge (B1189) and continue along the B1189. Turn right onto Moor Lane (B1191) and follow the road as it becomes High Street. The access track is on the right-hand side, between numbers 142 and 144 High Street, at the edge of the village. The entrance will be identified by the agent's For Sale board.

what3words /// champions.quaking.pebbles

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