



## LAND TO THE SOUTH OF PARK HOUSE DRIVE PRESTBURY, SK10 4HY

£100,000  
FREEHOLD

An excellent opportunity to purchase grazing land on the outskirts of Prestbury. The land comprises of a number of individual fenced parcels, lending itself to equestrian, agricultural and other uses, subject to necessary consents.

The land extends to 1.82 acres (0.74 hectares) on the outskirts of the town of Prestbury. The land holds strong access links being 4 miles from Macclesfield and 6 miles from Wilmslow with excellent communications to other surrounding towns and cities.

The property features Grade 6 soil, known for its moderate fertility and good drainage.


The property includes a hardstanding car park, offering ample off-road parking. It is easily accessed from the adjacent road and is bordered by mature hedging.



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**EPC Rating:**      **Council Tax Band: Exempt**

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