



LOT FOUR Old Langho Road, Blackburn, BB6 8AW
£45,000



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A rare opportunity to acquire 1.758 acres of good quality grassland set within the highly regarded and scenic Ribble Valley.

The land is laid predominantly to permanent pasture, well-maintained and suitable for a range of agricultural uses including grazing, mowing, while also offering excellent potential for recreational or amenity use, subject to any necessary consents.

Our client is happy to sell multiple plots together



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC	England & Wales		EU Directive 2002/91/EC

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