

Lot 85

Land off Brook Avenue, Farnham, Hampshire, GU9 9TE



All enquiries Ref: Callum Glenn or Chris Glenn



- Freehold Parcel of Woodland
- Circa One Acre
- Full Vacant Possession

#### Location:

The land is located off the end of a residential cul-de-sac in the Badshot Lea area of Farnham. Farnham provides a good range of shopping and recreational facilities whilst Aldershot lies to the north offering further facilities. The A31 lies to the south providing access to the A3, Guildford and further north to the M25 via the A3. Other transport links include rail stations at both Farnham and Aldershot with local bus routes serving the surrounding area.

#### Description:

The property comprises this parcel of woodland with access provided off Brook Avenue via a right of way. This right of way is not physically made up but purchasers will have the right to make it up (subject to any required other permissions) and lay services under the right of way. The land is sold on an unconditional basis, could be used for a variety of uses. Purchasers are deemed to rely solely on their own enquiries as to any permissions that may be required for intended use or any development opportunities.

#### Total Area

Circa 1 Acre



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#### To View:

This is an open parcel of woodland and prospective bidders may view at leisure without prior appointment required.