

LAND AT FLETCHERS BRIDGE, BODMIN, CORNWALL, PL30 4AN



FOR SALE BY PRIVATE TREATY

A useful block of amenity land extending to some 1.16 ha (2.87 acres) or thereabouts and situated a short distance south of Bodmin with good access on to both the A30 and A38 trunk roads.

GUIDE PRICE: £60,000

LOCATION

The land is situated in the hamlet of Fletchers Bridge and accessed off a quiet no-through road.

Good easy access off both the A30 and A38 trunk roads and within close proximity of the town of Bodmin.

A “For Sale” board is attached to the land.

The gate location is identified by what3words – tidy.cherry.recapture.

DESCRIPTION

The land extends to some 1.164 ha (2.87 acres) or thereabouts as shown for identification purposes only on the plan attached.

The land is suited to a variety of uses but is currently most suitable for equestrian use.

The land is accessed off the road via a short length of track with a dilapidated timber/CGI field shelter in the south-west corner.

ACCESS

Off the public highway.

SERVICES

No services are connected to the land

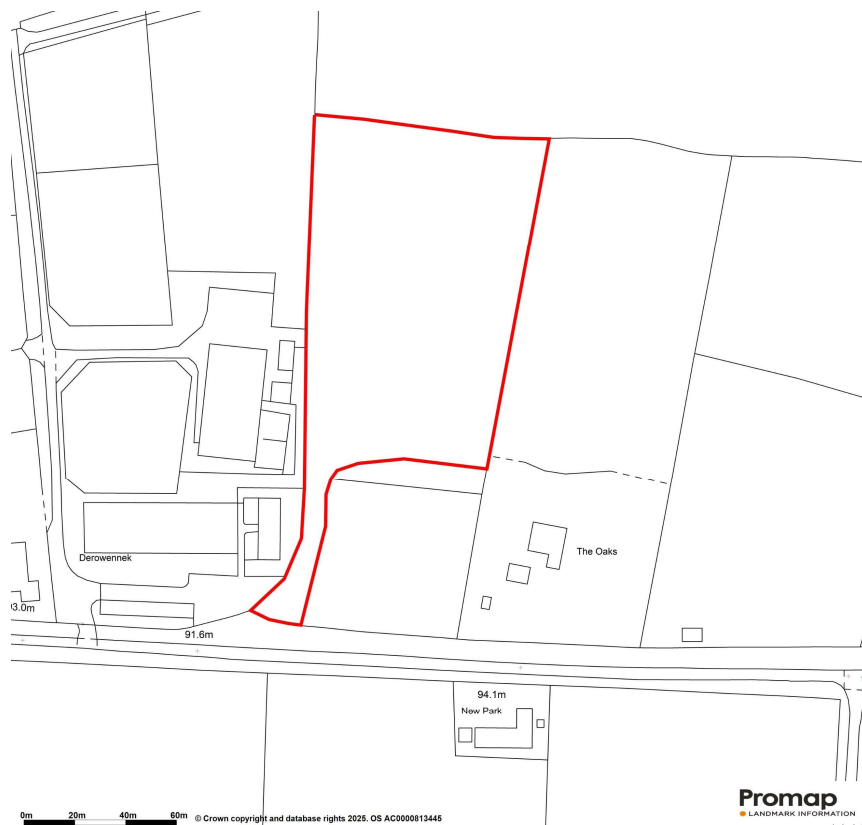
RESTRICTIVE COVENANT

The land is sold subject to an historic covenant “not to construct any form of dwelling on the land”.

VIEWING

Strictly by appointment with Jefferys on (01208) 872245.

Plan below not to scale



Members of the NAEA



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