

FOR SALE

Letting of Land and stables at The Meadows Bishampton Road, Flyford Flavell, Worcester WR7 4BY



FOR SALE

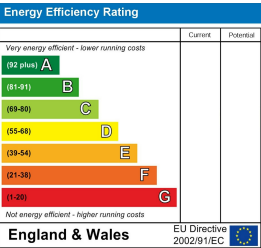
£500 Per Calendar Month

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Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment. **Mortgage/financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



01562 820880

Kidderminster Sales
137 Franche Road, Kidderminster, Worcestershire, DY11 5AP
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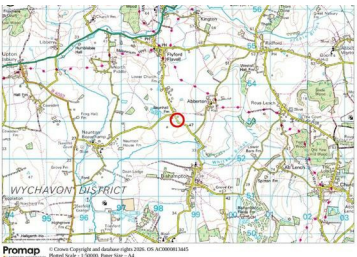
null Reception Room/s



null Bedroom/s



null Bath/Shower Room/s



- Extending to approximately 2.6 acres (1.05 hectares) of versatile pasture land
- Multiple buildings including stable block and hay store
- Mains water and electric supply on site
- Secluded rural location south of Flyford Flavell
- Opportunity for those seeking equine land
- Nearby bridleways for hacking opportunities

SITUATION

The property is situated off Bishampton Road, just South of Flyford Flavell and extends to 2.6 acres of equestrian land and stables.

DESCRIPTION

Extending in total to approximately 2.6 acres (1.05 hectares), the land is classified as Grade 3 under the Agricultural Land Classification (ALC) maps and provides an excellent opportunity for those seeking a quality equestrian property. The land is relatively level and includes a boundary consisting of mature hedgerow and post and rail fencing.

The property benefits from a good main road access leading into the gravelled yard and with local hacking opportunities right on your doorstep, this property is perfect for those wanting a secluded rural property.

The property also includes several timber-built buildings including a block of two stables, a timber hay store and tack or feed shed; all of which benefit from the connection of mains water and electric on the yard.

TENURE & LETTING

The property is available To Let, with the landlords open to considering a variety of tenancy arrangements.

Preference will be given to responsible tenants with equestrian requirements, ensuring the land is managed and enjoyed to its full potential.

VIEWING

Strictly by appointment only.

FIELD FIXTURES AND FITTINGS

Only those items described in these particulars are included within the agreement.

AGRICULTURAL SCHEMES AND GOVERNMENT GRANTS/SUBSIDI

There are no current CSS/SFI Agreements on the land. The land has not been claimed on under the Basic Payment Scheme recently and there are no Basic Payment Entitlements included within the tenancy agreement.

PLANS, AREAS AND SCHEDULES

These are based on the most recent Ordnance Survey ProMap plans from which the areas have been calculated. The successful applicant should be deemed to have satisfied themselves as to the boundaries of the property together with the area. Any errors or mis-statement should not entitle the applicant to annul the agreement or receive any compensation in respect thereof.

RIGHTS OF WAY

The property is subject to any wayleaves, public or private rights of way, easements and covenants and all outgoings whether mentioned in the particulars or not.

LOCATION

What 3 Words: ///relay.spearhead.busters

SOLE AGENT

Halls Holdings LTD, Gavel House, 137 Franche Road, Kidderminster, Worcestershire DY11 5AP

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