



Land at Broad Parkham

Parkham, Bideford, EX39 5PJ

8½ acres.

KIVELLS



Land at Broad Parkham, Parkham, Bideford, EX39 5PJ

Some 8.50 acres in a single mainly level enclosure.

Parish road frontage and good access.

Offers In The Region Of - £85,000

Situation

The Land at Broad Parkham can be found to the west of the small hamlet of Broad Parkham and only a mile from the A39 main road, also known as the Atlantic Highway. This pretty scenic route leads to the towns of Bideford to the north and Bude to the south.

The busy market town of Bideford is some 6 miles to the west and provides an excellent range of shopping, including high street and out of town facilities. The regional centre of Barnstaple is only 16 miles away and offers a wider range of shops, services and leisure facilities, together with a link to the M5 motorway via the North Devon link road.

The North Devon coastline is within easy reach with its sandy beaches and great surfing and the Exmoor National Park, about half an hour's drive to the east.

Description

In a quiet rural location, the Land at Broad Parkham extends to some **8.50 acres (3.44 hectares)**. Benefiting from road frontage and excellent access, the land comprises a very gently sloping pasture field which is enclosed within natural hedge banks.

This super field could be used for a number of purposes including rearing livestock or for an equestrian enterprise.

Services

There are NO services connected, however they may be in the vicinity. We urge prospective buyers to make their own enquiries as to connection and cost of same

Important Information

Method of Sale - The land is available for sale by Private Treaty.

Tenure - Freehold.

Local Authority - Torridge District Council.

Boundaries - Any purchaser shall be deemed to have full knowledge of all boundaries and neither vendor nor the vendor's agents will be responsible for defining the boundaries or the ownership thereof. Should any dispute arise as to the boundaries or any points on the particulars or plans or the interpretation of them, the question shall be referred to the vendor's agent whose decision acting as experts shall be final.

Land Plans - The plans included are for identification purposes only and not to scale.

Directions

Postcode = EX39 5PJ. **What3words** = blanked.navigate.cement

Viewings

Intending purchasers may inspect the property at a time of their choosing bearing a copy of these details. Please ensure that in making your inspection you do so with due care, taking responsibility for your actions. In particular please do not climb gates but open same and leave them shut where found shut and wear suitable footwear.

Contact Us

Please call Kivells Farms & Land Department.

Phone: 01409 259547 or Email: farms@kivells.com.



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