



Woodland at Strelley

Nottingham



Woodland at Strelley

Nottingham

NG16 2RX



2.26 Acres (0.916 Ha)

An excellent opportunity to purchase 2.26 acres (0.916 hectares) of private woodland with two ponds all accessed by foot.

An attractive block of woodland situated in a peaceful rural location accessed by foot with vehicular Right of Way to the leaseholder. The woodland comprises of a variety of established trees together with two ponds.

Guide Price: Offers Over £35,000



Ashbourne Office - 01335 342201



ashbourne@bagshaws.com





Brickyard
Plantation

Gated access to field,
keep to headland

Oldmoor Wood
Oldmoor Wood

Turn Right at
Yellow tree
stump

Oldmoor Wood walk

Park Here for viewing,
access on foot from
Strelley Hall

mulberry tree

General information

Directions:

From Strelley Hall, walkover the M1 to Oldmoor Wood walk. From here, follow the trail until finding a yellow tree stump where you will turn right 90 degrees. Carrying on, you will reach gated access to the field where you will turn 90 degrees to the left reaching the woodland plot.

What3words :

///cards.dips.beams

Tenure and Possession:

The woodland is sold Leasehold from The Woodland Trust for 999 years from 22 May 2013.

Services:

No services are connected.

Viewing:

Strictly by appointment through the Ashbourne Office of Bagshaws on 01335 342201 or email Ashbourne@bagshaws.com

Method of Sale:

The property is for sale by private treaty.

Local Authority:

Broxtowe Borough Council

Buyers Costs:

The buyer will be responsible for paying the vendor's agents fees which amounts to £2000 + VAT and small disbursements.

Sporting and Timber Rights:

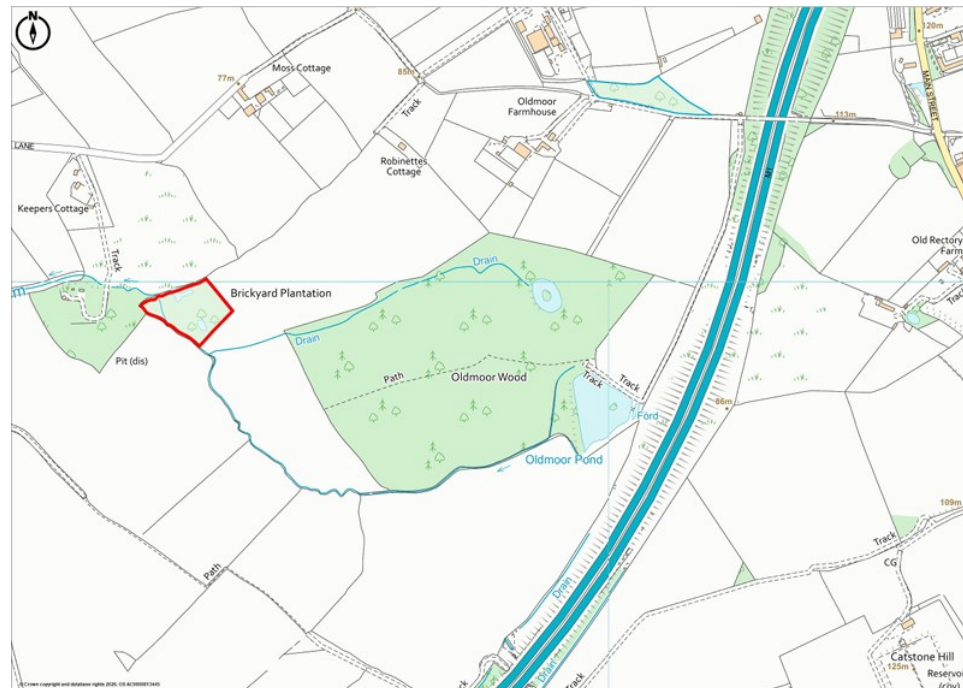
All sporting, mineral and timber rights are outlined as per the leasehold.

Rights of Way, Wayleaves, Easements and Covenants:

The property is sold subject to and with the benefit of all rights of way, wayleaves, easements and covenants that may exist whether or not they are defined in these particulars. Vehicular access will be available to the leaseholder upon completion

Agents Notes

Bagshaws LLP have made every reasonable effort to ensure these details offer an accurate and fair description of the property. The particulars are produced in good faith, for guidance only and do not constitute or form an offer or part of the contract for sale. Bagshaws LLP and their employees are not authorised to give any warranties or representations in relation to the sale and give notice that all plans, measurements, distances, areas and any other details referred to are approximate and based on Information available at the time of printing.





Vine House, Church Street, Ashbourne, Derbyshire, DE6 1AE

T : 01335342201

E : ashbourne@bagshaws.com

www.bagshaws.com

In partnership with Bury and Hilton

Offices in:

Ashbourne

01335 342201

Bakewell

01629 812777

Leek

01538 383344

Uttoxeter

01889 562811



RICS



CAAV

