



Amenity Land and  
Building Yeldersley Lane



# Amenity Land and Building Yeldersley

## Ashbourne

Derbyshire, DE6 1PJ



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0.06  
acre(s)

An excellent opportunity to purchase a block of amenity land with storage shed building and gated roadside access.

## Guide Price

£20,000



Ashbourne - 01335 342201



ashbourne@bagshaws.com

## Summary

An excellent opportunity to purchase a block of amenity land with storage shed building and gated roadside access.

The land level and bordered by hedging and along with the storage shed has a dilapidated greenhouse on site.

The land has opportunity for a number of uses (subject to necessary planning consent) and has previously been used as storage or as a vegetable garden.

Conveniently located with access from Yeldersley Lane

## Services

The land is sold with no mains services.

## Tenure and Possession

The land is sold freehold with vacant possession upon completion.

## Viewing

The land may be viewed at any reasonable time when in possession of a copy of these particulars. Viewing is at own risk and viewers should be careful on the land and not enter the building. Please ensure you park considerably as the lane is a single track. Viewers are permitted to access the land on foot only.

## Rights of Way, Wayleaves and Easements

The property is sold subject to and with the benefit of all rights of way, wayleaves and easements whether or not they are described in these particulars.

## Directions

What3words - ///pulps.thudding.fronted

## Additional Costs

The purchasers will be required to pay a contribution of £3000 plus VAT towards the vendor's agent and solicitors costs .

## Method of Sale

The land is offered by Private Treaty - Closing date for 'Best and Final' offers Wednesday 24th June 2026 at 12 noon.

Offers should be submitted in writing accompanied by proof of funds and acknowledgement that the additional costs will be payable in addition to the purchase price.

## 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.

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