



Land off Willey Moore Lane
Tushingham, Whitchurch



LAND OFF WILLEYMOORE LANE



Land off Willeymoore Lane,
Tushingham, Whitchurch, SY13 4QN



A rare opportunity to purchase a small parcel of amenity land

- Land laid to permanent pasture
- Road frontage with vehicular access
- Suitable for grazing and grass production
- Ideal general amenity land
- Services available locally
- Extending to approximately 0.4 acres



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Approximate Travel Distances



Locations

- Whitchurch - 3 miles
- Malpas - 5 miles
- Chester - 17 miles
- Shrewsbury - 24 miles



Nearest Stations

- Whitchurch - 3 miles
- Chester - 17 miles



Nearest Airports

- Liverpool John Lennon - 39 miles
- Manchester - 41 miles

Situation

The land is situated off a quiet rural lane on the fringe of the popular village of Tushingham; equidistant from the popular villages of Malpas and Whitchurch.

The nearby village of Malpas offers excellent day-to-day amenities including several public houses, a general store with bakery, restaurants, and a highly regarded doctor's surgery. The nearby market towns of Whitchurch and Nantwich along with the historic city of Chester offers comprehensive facilities. Local recreational pursuits include walking and mountain biking on the Bickerton Hills, golf and fitness pursuits at Carden Park Hotel and Golf Resort, horse racing at Bangor on Dee Racecourse and show jumping facilities at the nearby Tushingham Arena.

The Property

The land extends to approximately 0.4 acres, as edged red on the plan within these particulars, and benefits from a gated vehicular access directly onto Willeymoore Lane. The land provides useful grazing with the opportunity for equestrian use in addition to general amenity use and is predominantly enclosed by native hedging with some stockproof fencing.

Services

It is understood that mains water is available in Willeymoore Lane, but a connection to the land has not been made. Interested parties should make their own enquiries to verify the position with regards to water and other services.

Easements, Wayleaves and Rights of Way

The property is sold subject to all existing easements, wayleaves and rights of way whether specified or not within these sales particulars.

Directions

From Chester head south on the A41, Whitchurch Road, through Hatton Heath and on reaching the Broxton roundabout, continue straight ahead passing Hampton Heath and No Mans Heath. Turn left signposted Willeymoore and first left onto Willeymoore Lane. Continue along Willeymoore Lane for approximately three quarters of a mile where the land will be seen on your right-hand side identified by a Fisher German for sale board.

Viewings

By strict appointment through the selling agents, Fisher German. T: 01244 409660.
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Particulars produced November 2020.

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