

Single Block of Grade 1 Agricultural Land For Sale Freehold with Vacant Possession Extending to 23.42 Acres, 9.5 Hectares Approximately

Land to the West of Mill Lane | Fosdyke | Boston | Lincolnshire | PE20 2BL



Level Field with Road Frontage to Mill Lane To be Sold with All Rights
Freehold with Vacant Possession Available October 2023
Drainage Scheme Available For Inspection

For Sale Freehold with Vacant Possession (October 2023)
£275,000 Subject to Contract

poyntons consultancy
PROPERTY MARKETING SPECIALISTS

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Location...

Fosdyke is a village located on the South Lincolnshire Fens to the north of the A17 trunk road close to the River Welland.

Boston is located approximately 12 miles to the north on the A16 trunk road, Spalding 9 miles to the west and King's Lynn 20 miles to the east.

Mill Lane extends north of the village, the field formed part of Delta House Farm and is located to the north of grassland and to the east of nurseries.

Rights of Way, Easements and Wayleaves...

The land is sold with the benefit of all existing wayleaves, easements and rights of way, public and private as specifically mentioned or not.

Local Authority...

Boston Borough Council, West Street, Boston, Lincolnshire, PE21 8QR

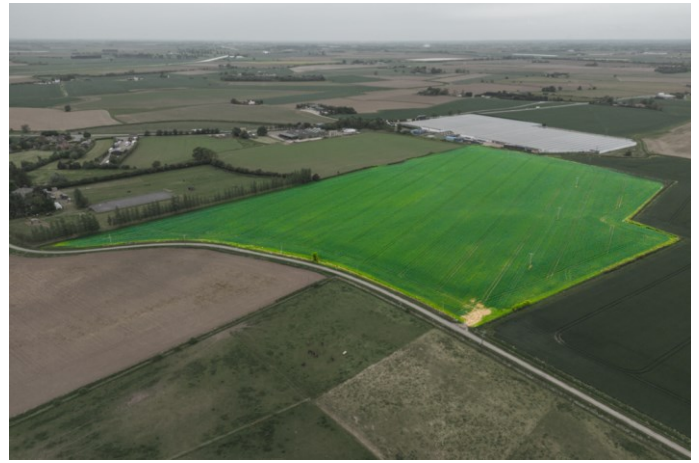
Subsidies and Grants...

Registered to receive payments under the Basic Payment Scheme, BPS. Entitlements are included within the sale. BPS claims will have been made across the land in 2022.

Sporting and Mineral Rights are included in so far as they are owned.

Services...

There is a drainage scheme available for the land for inspection. High Powered Electricity Cables traverse the site east to west.



Tenure...

The land is available Freehold. Vacant Possession is available October 2023.

Outgoings...

Agricultural drainage rates are payable to Welland and Deepings Internal Drainage Board.

Viewing...

All viewings are to be made by appointment through the agent.

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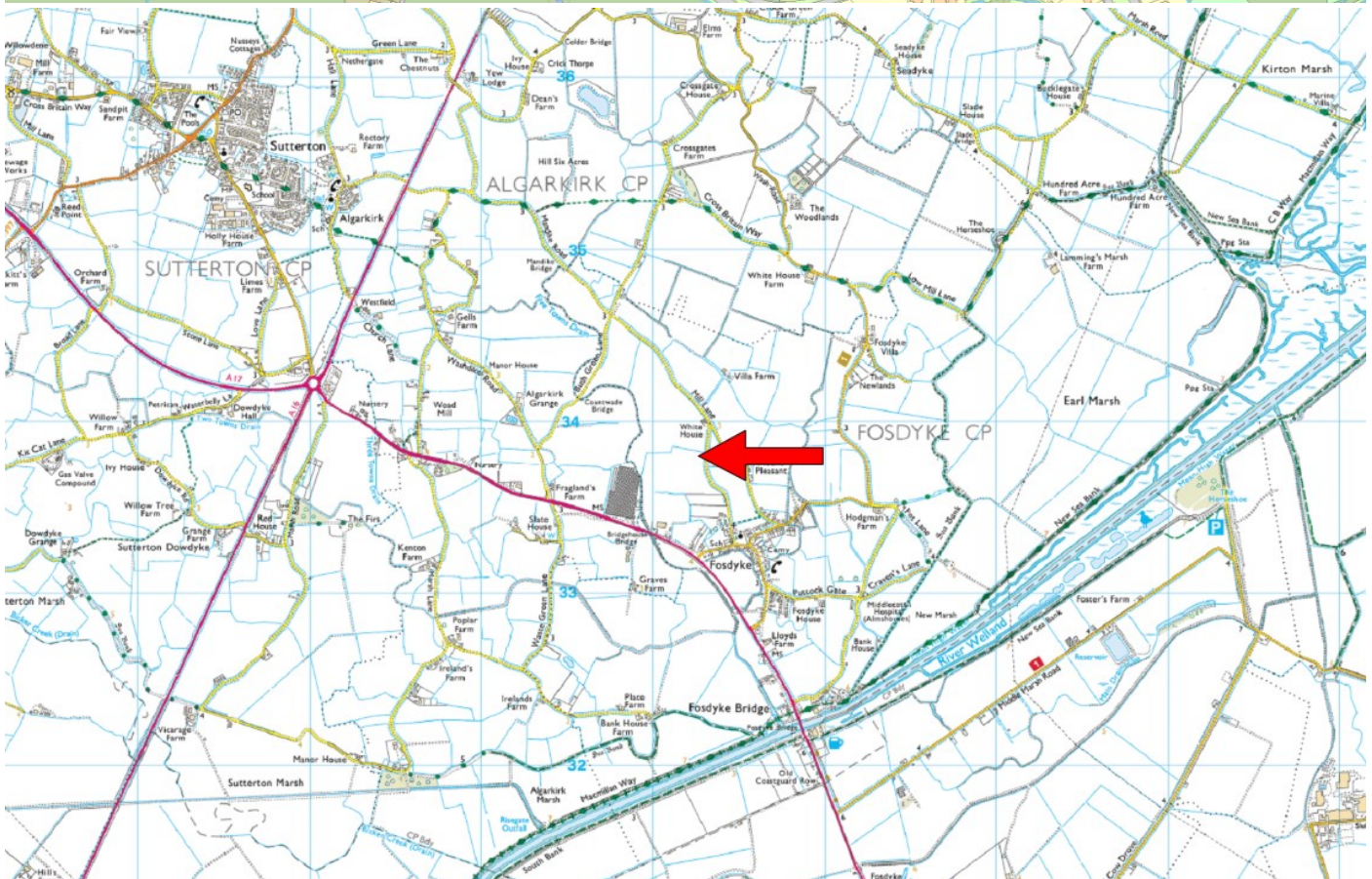
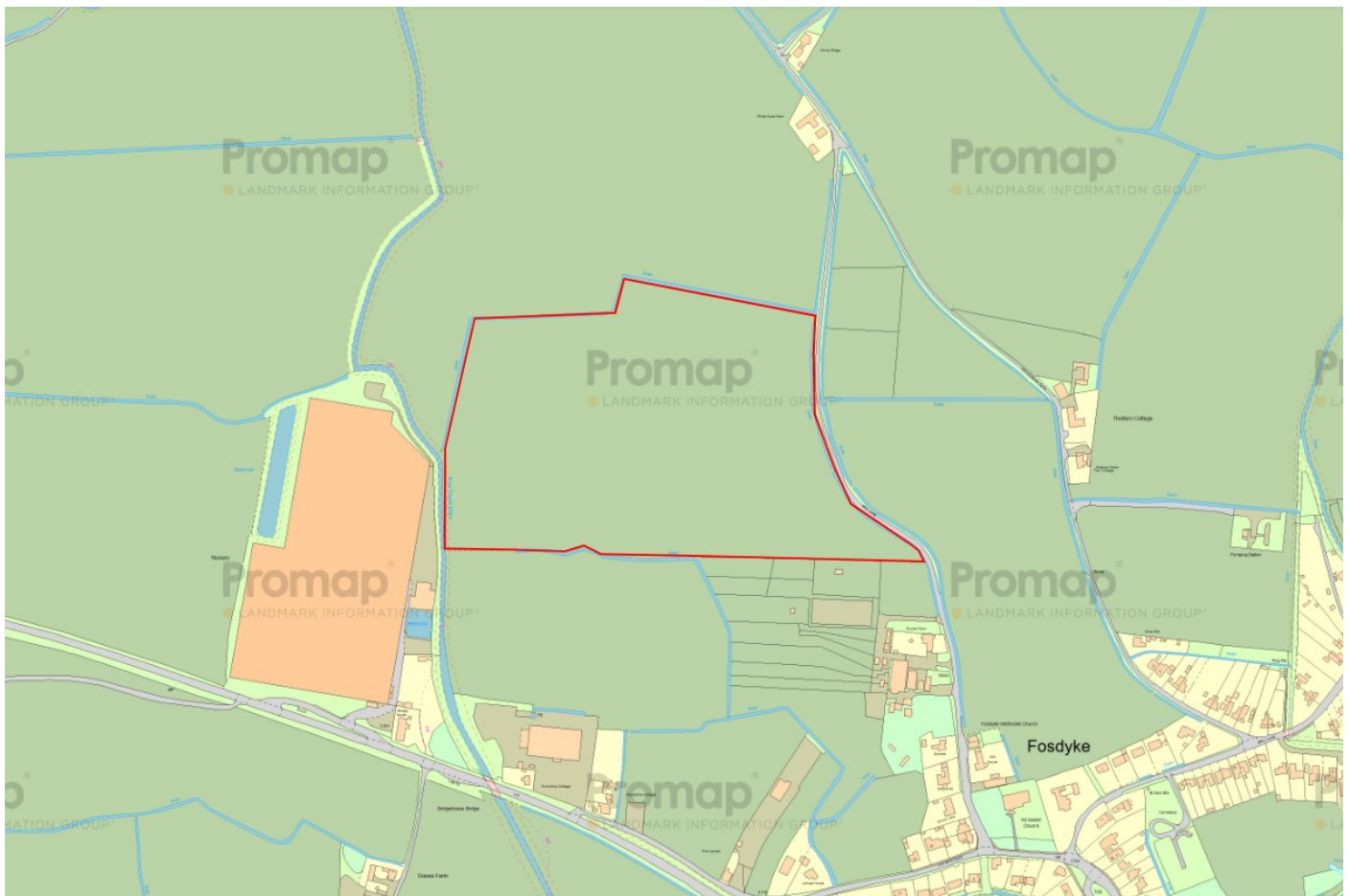


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