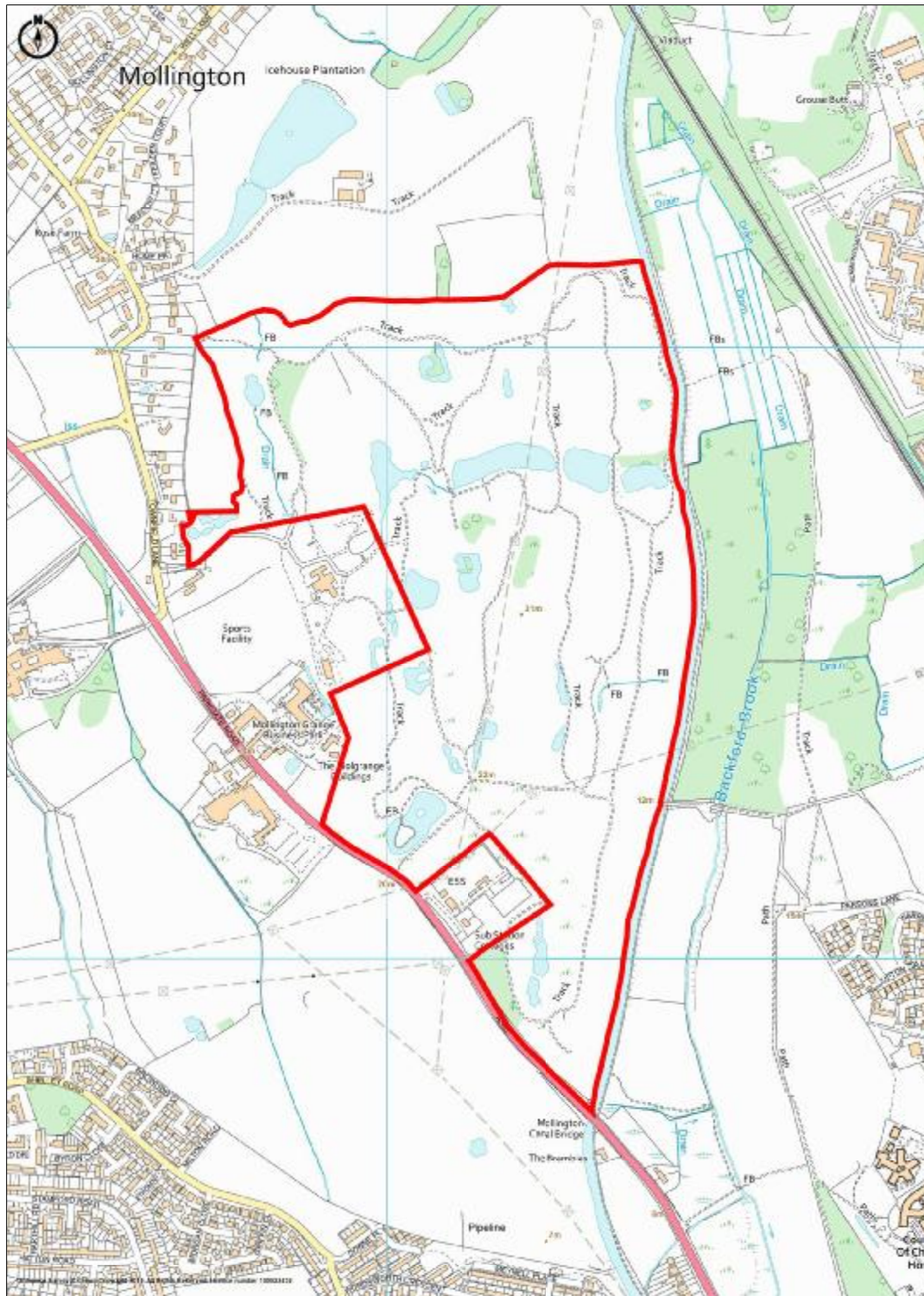


TO LET: GRAZING LAND, OFF PARKGATE ROAD, CHESTER, CH1 6NG



Promapv2
LANDMARK INFORMATION

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To Let:

- **Grassland**
- **Farm Business Tenancy offered**
- **To let by tender**
- **Tender deadline: 31 October 2019**
- **Roadside access from Parkgate Road, Chester**

In all about 148.81 acres

Contact: Susannah Pick

Savills (UK) Ltd
River House
17 Museum Street
York
YO1 7DJ
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01904 756305

Farm Business Tenancy**Terms****Agreement:**

Prospective tenants are invited to make proposals for acceptable terms.

Term:

2 – 3 years is proposed.

Rent:

Prospective tenants to propose.

Repairs:

Full Repairing and Insuring Terms

Assignment/ Subletting:

Not permitted without the Landlords consent.

Use:

Grazing, or use of the land restricted to that of which is given in the farming proposal section of the tender form; deviation from this will require

the Landlords consent. The tenant will also be required to farm to the usual standards of good husbandry throughout the duration of the tenancy.

Services:

No mains connections.

Rights of Way, Easements & Wayleaves:

The land is to be let subject to all existing Wayleaves, Easements and Rights of Way, public and private. Whether specifically mentioned or not. The Landlord will retain the benefit of all Wayleave payments in respect of any apparatus situated on the land. No public rights of way are known across the land.

Basic Payment Scheme:

There are no entitlements included with this letting.

Environmental Schemes:

The land is not subject to any Environmental Stewardship Schemes. Entry of the land into any schemes will require the Landlords consent.

Designations:

The land is not known to be within any designated areas.

Sporting Rights:

Will be reserved by the Landlord.

Mineral Rights:

Will be reserved by the Landlord.

VAT:

No VAT will be charged in addition to the successful rent tendered

Tender:

Tenders should be submitted by email or hardcopy before 31 October 2019. Tenders must be submitted on the specific tender form.

Viewing:

The land may be inspected at all reasonable times on foot with a copy of the sale brochure. Care should be taken with particular note to open ditches and drains.

Important Notice Savills, their clients and any joint agents give notice that: 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Particulars prepared – September 2019

