

TO LET: LAND AT ST NICHOLAS

Near Goodwick, Pembrokeshire SA64 0LH

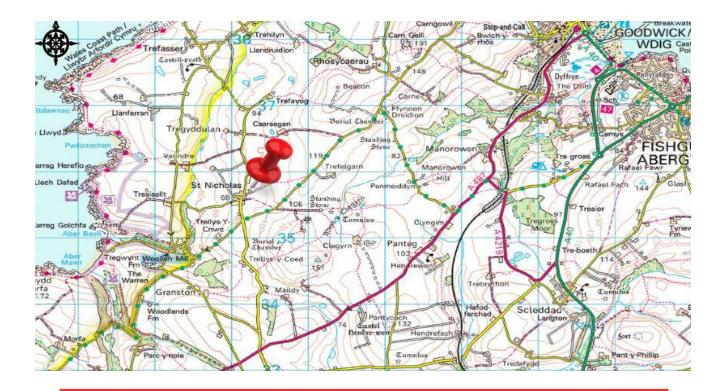






ON BEHALF OF THE REPRESENTATIVE BODY OF THE CHURCH IN WALES: Two fields of productive arable land approx 2.39 hectares (5.92 acres)

T 01656 644644 www.coark.com



SITUATION:

The fields are located in the village of St Nicholas in Pembrokeshire, approximately 6 miles (by road) to the south west of the coastal towns of Goodwick and Fishquard via the A487.

Along its western boundary the land benefits from frontage onto the main road running through the village.

DESCRIPTION:

The land comprises two adjoining fields of arable land. The larger field is directly accessed via a field gate from the main road, and is approximately 1.61 hectares (3.99 acres) in size. The second field is accessed off the first field, and is approximately 0.78 hectares (1.93 acres).

The external boundaries are well-defined with hedges and fencing.

TENURE:

The property will be let on a new Farm Business Tenancy from 29 September 2020, for an initial term of one year and thereafter from year to year.

The successful applicant will be required to sign Cooke & Arkwright's standard form of tenancy agreement and will contribute towards the costs thereof. The rent will be payable annually in advance.

DIRECTIONS:

Nearest postcode: SA64 0LH Grid reference: SM 90271 35823

What3words:///detriment.juggled.advice

TENDER PROCESS:

Offers must be submitted on the Application Form to Cooke & Arkwright, 10 Bridgend Business Centre, Bennett Street, Bridgend CF31 3SH. The Landlord reserves the right not to accept the highest or any offer. The property will be let at the absolute discretion of the Landlord. Any acceptance of an offer by the Landlord or Cooke & Arkwright will be subject to contract. Applicants may be asked to supply financial and other information in support of their offer.

LOCAL AUTHORITY:

Pembrokeshire County Council County Hall, Haverfordwest, Pembrokeshire SA61 1TP

CHARITY STATEMENT:

The land is being marketed on behalf of The Representative Body of The Church in Wales, registered charity number: 1142813. The land may remain on the market until the commencement of the new tenancy and our Clients reserve the right to consider any other offer which may be forthcoming up to that point.



VIEWING:

Please contact the sole agents to arrange: Rhian Howells rhian.howells@coark.com 01656 644631

C&A ref: 3190 Date: 8th July 2020

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Regulated by



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