



Land at Dunmore Farm

Broad Street, Guildford

**Carter Jonas**

# The land is situated at Dunmore Farm, accessed off Broad Street.

## 50 acres (20.23 hectares) of permanent pasture – Dunmore Farm, Broad Street, Guildford, Surrey.

The land comprises a single block of approximately 50 acres of Grade 3 permanent pasture at Dunmore Farm. The land is predominantly laid to grass and is considered suitable for grazing and general agricultural purposes. The parcel is well defined with established boundaries and is capable of being occupied and managed as a single unit.

The land is offered to let by informal tender, price on application (POA).

### Method of Letting

Letting under a farm business tenancy (2 - 5 years)

### Additional Information

The boundaries are post and wire fencing surrounded by hedgerows and trees.

### Wayleaves Easements & Rights of Way

There is a footpath that runs east to west through the holding.

### Services

There is a metered mains water supply with water troughs connected at the property.

Carter Jonas have not checked whether the services are in working order and it is the responsibility of the incoming tenants to satisfy themselves of this.

### Health & Safety

All viewings are carried out at the sole risk of the viewer and neither the selling agents nor the owner takes responsibility.

### Local Authorities

Guildford LPA

### Viewings

Potential tenants may view the land on foot during daylight hours with prior notification to the letting agent.

### Directions

From Guildford, take the A3 northbound before joining the A31 towards Farnham. Continue on the A31, passing through Farnham, and proceed westbound before joining the A32 towards Alton. Follow the A32 northbound, continuing towards Alton and surrounding villages. From Alton, take local roads towards Broad Street and proceed to Dunmore Farm, where access to the land will be found directly off Broad Street on the eastern side.



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### Important Information

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