

Approx. 14 Acres & Barn, St Marks



Asking Price £250,000

An opportunity to purchase approx. 14 acres of agricultural land, with barn. The land which has been split into 5 fields offers privacy and outstanding views over to South Barrule and the South Coast. There is currently mains water to field numbers 431259, 431255 and 431256.

Approx. 14 Acres & Barn, St Marks

LOCATION

The property is located in St Marks village in the South of the Island.

DIRECTIONS

Leaving Douglas, head West on the A24 towards the Braaid roundabout. At the Braaid roundabout turn left, heading South on the A26. When you reach the give way sign at St Marks, go straight over the crossroads and then turn left. The land can be located after a short distance on your right. The vehicular access to the field is shown marked blue on the plan. Alternatively, if you're on foot you may also proceed along the Millennium Way which is shown as the red dotted line.

VIEWINGS

The land can be viewed at reasonable times without prior appointment with the agent. Please take a copy of the sales details with you when viewing. Please proceed into the field on foot only with no dogs and ensure all gates remain securely closed. Viewing is entirely at your own risk. If you would like to view inside the barn an agent will need to accompany. If driving along the access lane marked blue on the plan then please proceed slowly and with care. The lane is often frequented by horses.

TENURE

The land is sold freehold with vacant possession. Please note that the Millennium Way footpath runs through The Coppice area and field numbers 431254 & 434883

AGRICULTURAL & ENVIRONMENTAL SUBSIDIES

The land (is eligible to receive subsidies under the Island's Agricultural Development Scheme subject to the applicant meeting the scheme's criteria and is classed as Below the Mountain Line. The land may also be eligible to apply for financial incentives under the Island's Agri-Environment Initiatives Scheme.

BARN

24ft X 24ft Warings Barn with mains water supply. No current electricity supply however supplies are in the vicinity and could be connected.



Notice is hereby given that these particulars, although believed to be correct do not form part of an offer or a contract. Neither the Vendor nor Chrystals, nor any person in their employment, makes or has the authority to make any representation or warranty in relation to the property. The Agents whilst endeavouring to ensure complete accuracy, cannot accept liability for any error or errors in the particulars stated, and a prospective purchaser should rely upon his or her own enquiries and inspection. All Statements contained in these particulars as to this property are made without responsibility on the part of Chrystals or the vendors or lessors.

Since 1854



DOUGLAS

31 Victoria Street
Douglas IM1 2SE
T. 01624 623778
E. douglas@chrystals.co.im

PORT ERIN

23 Station Road
Port Erin IM9 6RA
T. 01624 833903
E. porterin@chrystals.co.im

RAMSEY

5-7 Market Hill
Ramsey IM8 1JT
T. 01624 812236
E. ramsey@chrystals.co.im

COMMERCIAL

Douglas Office: 01624 625100, commercial@chrystals.co.im

RENTALS

Douglas Office: 01624 625300, douglasrentals@chrystals.co.im