



Land at Kingsey Road

| Thame, Oxfordshire

| **Carter Jonas**

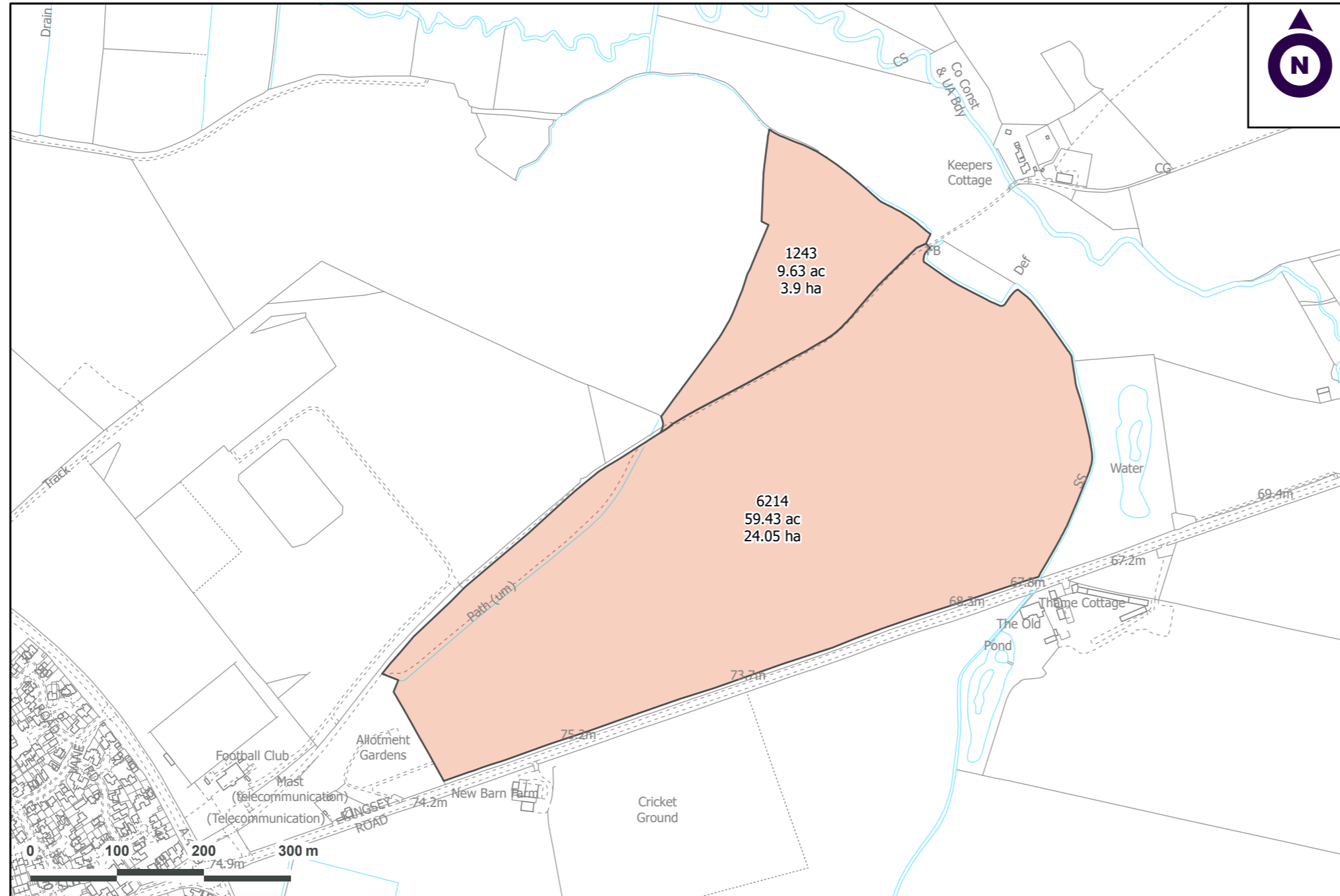
Land at Kingsey Road Thame Oxfordshire OX9 3JL

A block of strategically located arable land to the north of Kingsey Road, Thame.

The property comprises a block of strategically located land located east of Chinnor rugby Club and adjacent to Thame Showground. The land is in arable production and sold subject to the unexpired term of a Farm Business Tenancy and Promotion Agreement.

In all extending to 69.06 acres (27.94 ha).

For sale by private treaty as a whole.



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Location

The land is well located to the north of Kingsey Road and to the east of Thame. The A4129 leading to Princes Risborough and the A418 leading to Wheatley and ultimately Oxford via the A40 are within easy reach of the property.

Local services are available in Thame itself with Oxford, Aylesbury, High Wycombe and Bicester all within striking distance.

Land

The land extends to 69.06 acres (27.94 ha) and is currently in arable production growing a crop of oil seed rape. Classified as predominantly Grade II the land is further characterised as having freely draining, lime-rich loamy soils.

Access to the land is from Kingsey Road.

Method of Sale

The land is offered for sale by private treaty as a whole.

Tenure & Possession

The land is currently occupied by way of a Farm Business Tenancy until 28th September 2029 with a current annual rent of just over £8,900.

Further details available upon request.

Environmental Schemes

The land is not included in any Environmental or other Stewardship Schemes.

Planning

The land is sold subject to a promotion agreement which is due to end on the 27th September 2027. The mechanisms within this provide for the promoter to take a percentage of the end sale price. Further details available upon request.

Overage

It is anticipated that an overage will be placed on the land on disposal and purchasers should give consideration to this in any approach.

Designations

The land is located in a Nitrate Vulnerable Zone.

Services

The selling agents are not aware that services are currently connected to the land.

Wayleaves Easements & Rights of Way

The property is sold subject to the benefit of all rights including rights of way, whether public or private, light, support, drainage, water and electricity supplies and other rights and obligations, easements and proposed wayleaves from masts, pylons, stays, cables, drains, water, gas and other pipes whether specifically referred to or not.

The land is crossed by a bridleway.

Health & Safety

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

Local Authority

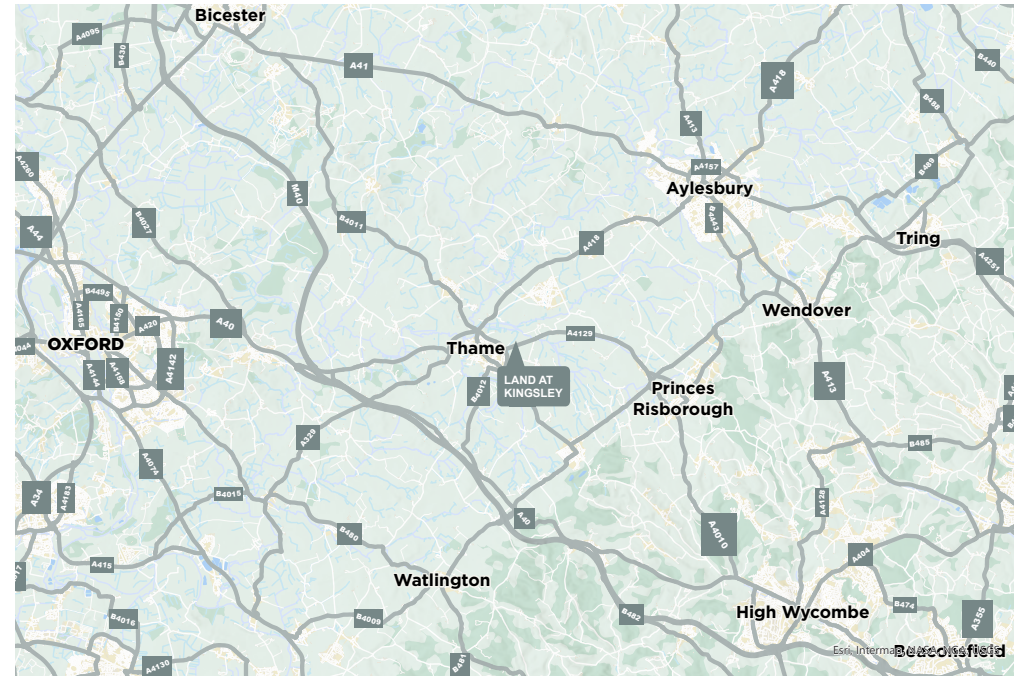
South Oxfordshire District Council
www.southoxon.gov.uk

Viewings

Interested parties may view the property unaccompanied and with details to hand and on notification to the selling agent. Access is to be taken from the gateway on Kingsey Road.



///tells.bulbs.announced



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Important Information

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