



cornerstone
ESTATE AGENTS

Land at 5 Plains
Marsden, Huddersfield



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Offers over £100,000

SITUATED AT THE END OF A LANE, THIS 0.89 ACRE PLOT OF LAND FEATURES A PADDOCK AREA AND YARD SUITABLE FOR VEHICLES AND CONTAINERS. CONVENIENTLY LOCATED JUST A SHORT DISTANCE FROM THE VIBRANT SHOPS AND RESTAURANTS OF MARSDEN, AS WELL AS A NEARBY TRAIN STATION.

Situated at the end of a lane, this 0.89 acre plot of land features a paddock area and yard suitable for vehicles and containers. Conveniently located just a short distance from the vibrant shops and restaurants of Marsden, as well as a nearby train station.



1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.

3. The measurements indicated are supplied for guidance only and as such must be considered incorrect.

4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER CORNERSTONE ESTATE AGENTS (YORKSHIRE) LIMITED NOR ANY OF ITS EMPLOYEES HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.

