



## Land, Off Little Lane, Blidworth – NG21 0QH

Guide Price £30,000

DavidJames  
the estate agent





## Land, Off Little Lane

Blidworth, Nottinghamshire

**Commercial Land For Sale.** The land comprises a 2.65 acre plot which is currently being used as allotments. The land is divided into 50 separate allotments, 47 of which are currently occupied and 3 are vacant.

The allotments are secured by means of a security gate and the land is surrounded by hedges. There is no water supply available. The soilscape in this area is freely draining, slightly acid sandy soil and is particularly vulnerable to leaching of nitrate and pesticides to ground water, highly erodible under arable and vegetable crops where sloping. The land is suitable for a wide range of spring and autumn sown crops including irrigated roots, potatoes and field vegetables.



We are instructed that the allotments are let on annual licences to individuals who each pay £30 per annum, giving a total potential annual income of £1,500 which represents a 5% potential gross yield.

**WHAT3WORDS: DUGOUTS.LASTED.LINKED.**

Offers are to be submitted by sealed bids to be received into our office no later than 12:00 on Friday 8th August.





## David James Estate Agents

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