



4.17 acres (1.68ha) Grassland at Wortham Ling, Suffolk

twgaze





# Land at Wortham Ling, Suffolk

Diss 1.7 miles | Thetford 15 miles | Norwich 25 miles

**4.17 acres (1.68ha) Grassland**

## Situation

The land lies on the Norfolk & Suffolk border within convenient distance of the market town of Diss. The land is found on the Ling Road, with Wortham Ling only 0.3 miles due North.

## The Land

An attractive parcel of grassland with road access. The land is made up of one enclosure extending to 4.17 acres, with the added benefit of having private frontage to the River Waveney and a woodland belt on the east side. Access can be obtained directly off the public highway, Ling Road.

## Tenure

The land is sold freehold with vacant possession.

## Method of Sale

For sale as a whole by private treaty.

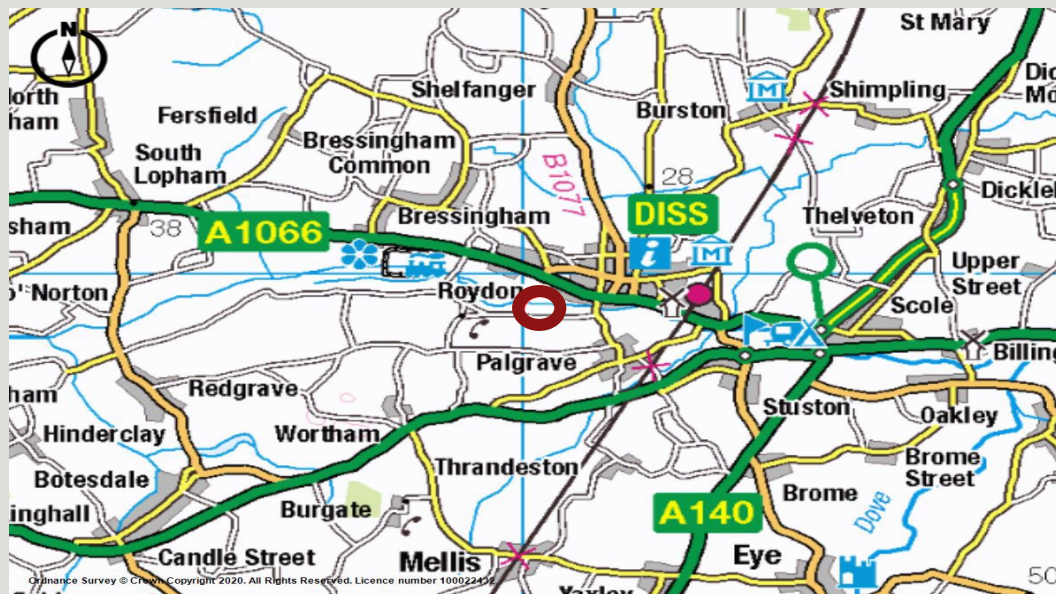
## Selling Agents:

TW Gaze—10 Market Hill, Diss, Norfolk IP22 4WJ

t: 01379 651 931

[www.twgaze.co.uk](http://www.twgaze.co.uk)





## Environmental Stewardship

The land is not within any environmental stewardship agreements.

## Wayleaves, Easements and Rights of Way

The land is sold subject to and with the benefit of all existing rights, including rights of way, whether public or private, light, support, drainage, water and electricity supplies and other rights, easements, quasi-easements and all wayleaves whether referred to or not in these particulars.

## VAT

Should any sale of the land, or any rights attached to it become a chargeable supply for the purposes of VAT, such tax will be payable by the purchaser in addition to the contract price.

## Directions & Viewing

Nearest postcode is IP22 1SX.

What three word:///bills.wealth.hobbyists

Viewing shall be during daylight hours with particulars in hand.

## Contact

Edward Baskerville  
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[e.baskerville@twgaze.co.uk](mailto:e.baskerville@twgaze.co.uk)

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