



**LAND AND STABLE YARD AT
OLD BUCKENHAM STUD - ATTLEBOROUGH**

GUIDE - £590,000



Keylocks



FOR SALE – OLD BUCKENHAM, ATTLEBOROUGH

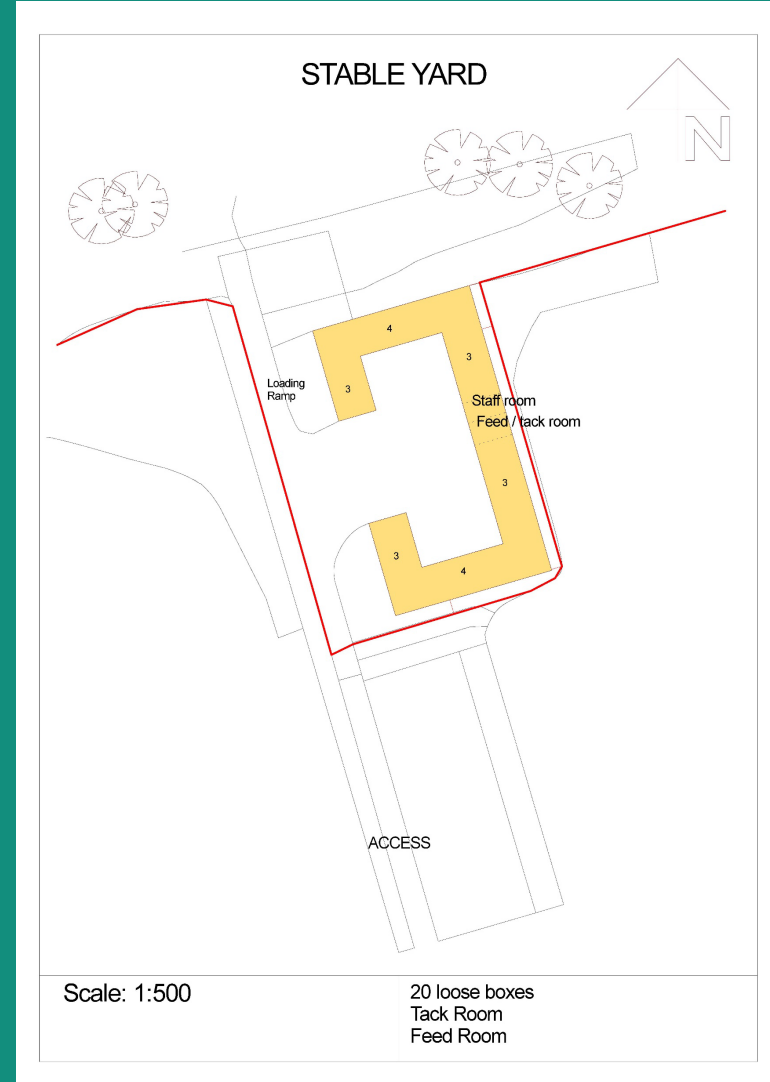
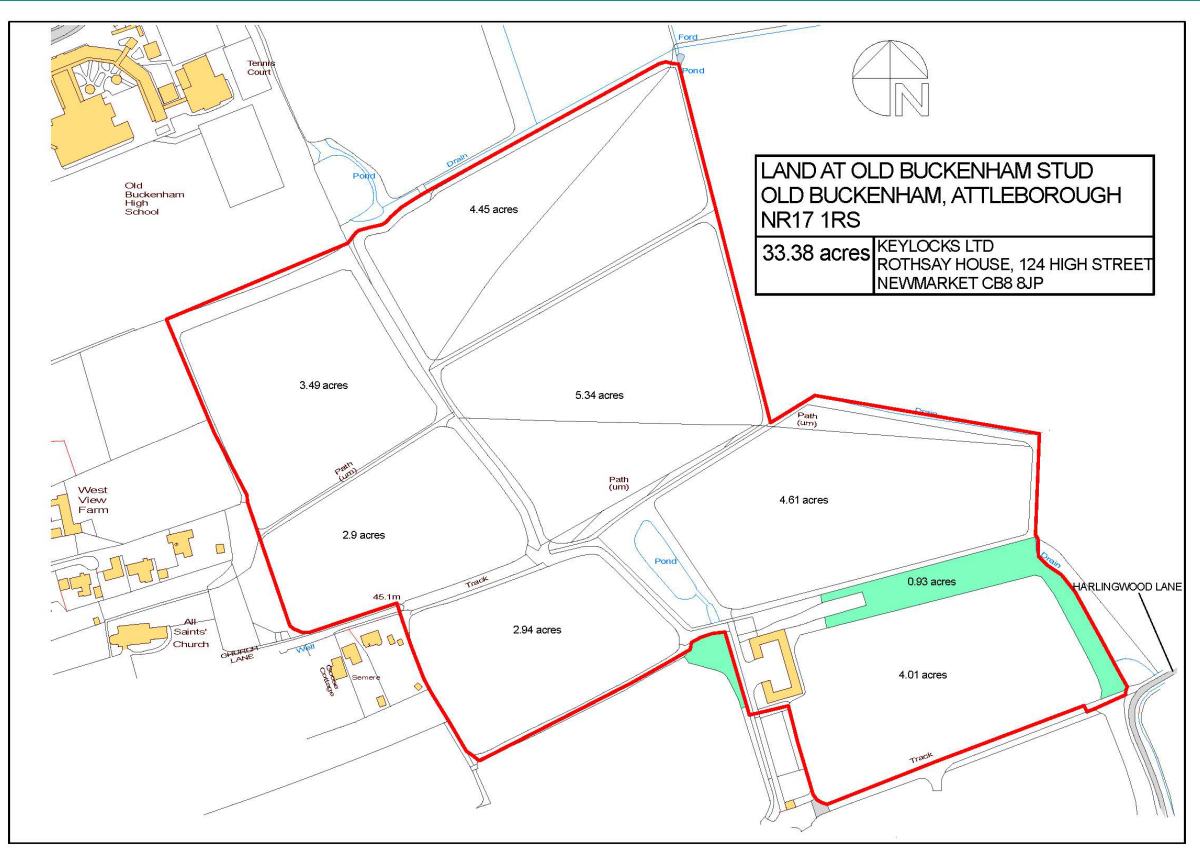


**33 ACRES OF POST AND RAILED PADDOCKS,
STABLE YARD WITH 20 LOOSE BOXES,
STORAGE, FEED ROOM , POTENTIAL TO
EXPAND (STP)**

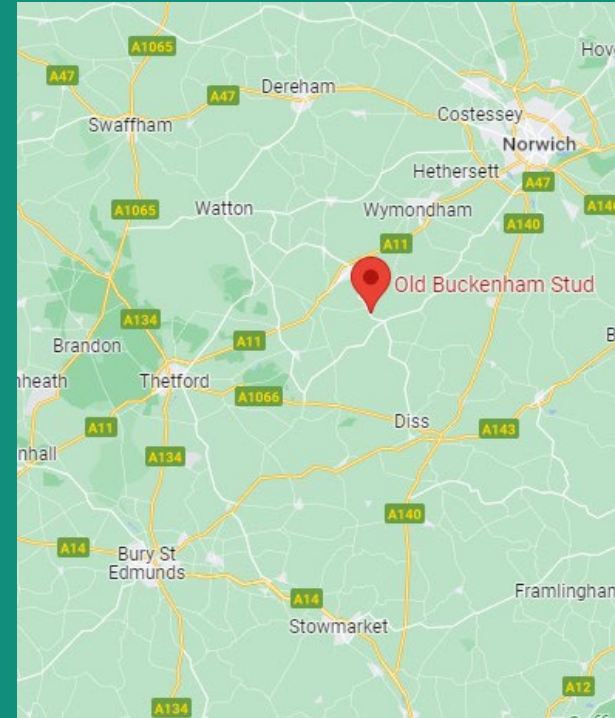
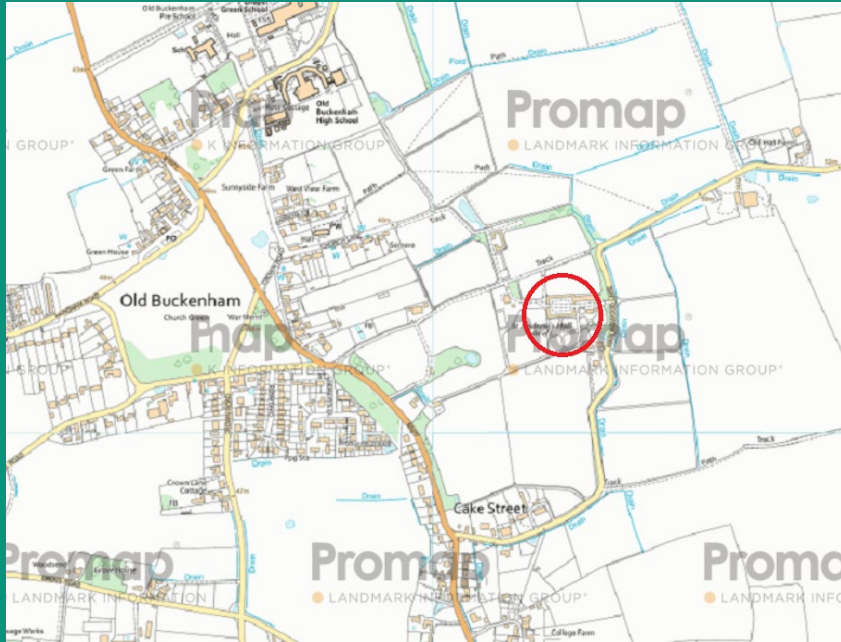
Approximate distances -

Attleborough and A11 2 miles,

Norwich 16 miles, Thetford 15 miles, Newmarket 30 miles.



LOCATION PLANS



DIRECTIONS (NR17 1RS) From the A11 East turn off to Old Buckenham and follow the signs to the village. At the junction turn right onto the B1007. Old Buckenham Stud is located on the left side on the first bend. Through a signed entrance. Continue on the entrance road and turn first right down the drive to the thatched cottage on the left.

Important Notice 1. These particulars have been prepared in good faith as a general guide, they are not exhaustive and include information provided to us by other parties including the seller, not all of which will have been verified by us. 2. We have not carried out a detailed or structural survey; we have not tested any services, appliances or fittings. Measurements, floor plans, orientation and distances are given as approximate only and should not be relied on. 3. The photographs are not necessarily comprehensive or current, aspects may have changed since the photographs were taken. No assumption should be made that any contents are included in the sale. 4. We have not checked that the property has all necessary planning, building regulation approval, statutory or regulatory permissions or consents. Any reference to any alterations or use of any part of the property does not mean that necessary planning, building regulations, or other consent has been obtained. 5. Prospective purchasers should satisfy themselves by inspection, searches, enquiries, surveys, and professional advice about all relevant aspects of the property. 6. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact; we have no authority to make or give any representation or warranties in relation to the property. If these are required, you should include their terms in any contract between you and the seller.

Please contact:
JOHN JOHNSTONE MRICS at Keylocks Ltd, Newmarket
Tel: 01638 667118
Mob: 07802501548

