



Michael Steel & Co
PROPERTY CONSULTANTS

PRELIMINARY ANNOUNCEMENT FOR SALE SUBSTANTIAL AGRICULTURAL LAND

**LAND OFF GREEN LANE, HORBURY,
WAKEFIELD, WEST YORKSHIRE, WF4 5DY**

12.29 ha (30.357 acres)



- Relatively flat agricultural site
- Conveniently located in a mixed use area and just off the A642 Bridge Road (which links Wakefield city centre with Horbury Bridge/Huddersfield)
- Presently occupied with a licence fee of £5,200 per annum and seeking offers in the region of £450,000

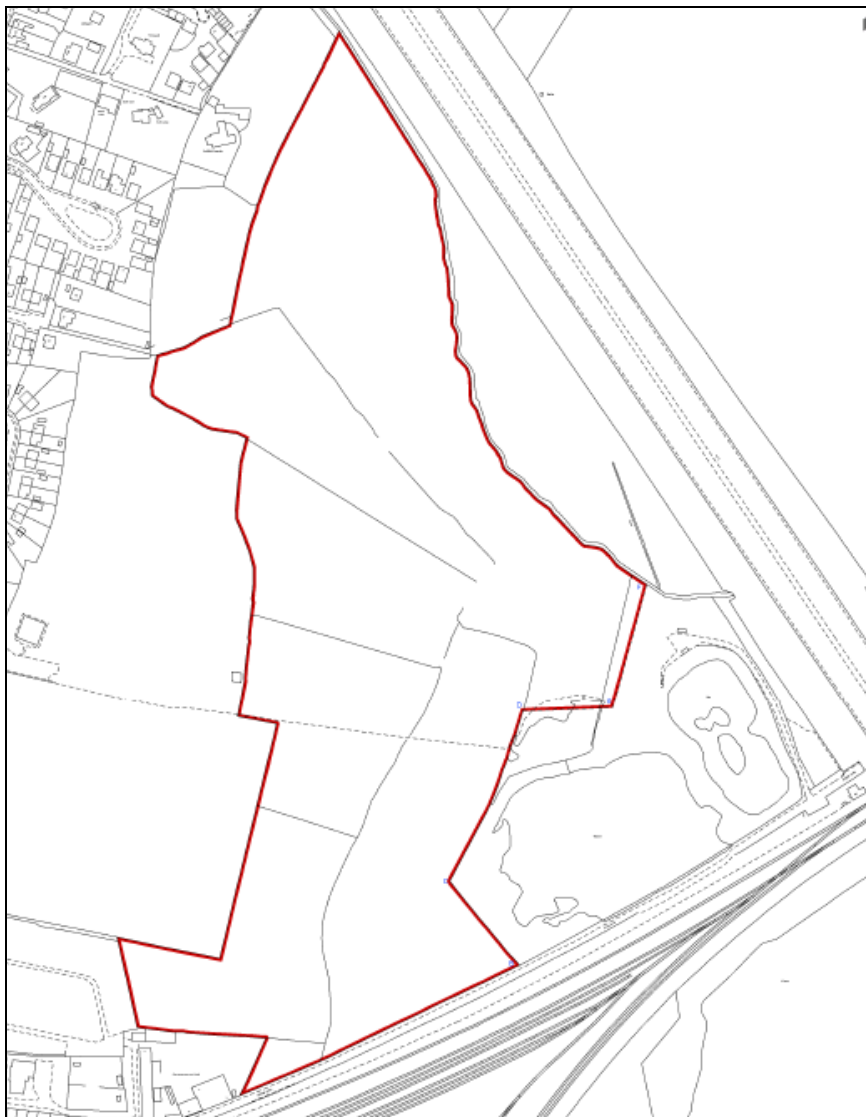
**For further information please contact Alec Michael
(alec@michaelsteel.co.uk)**

Our Ref: 3438/A/M

September 2023

Subject to Contract

0113 2348999



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www.michaelsteel.co.uk

Michael Steel & Co conditions under which particulars are issued

This property is offered subject to contract, availability and confirmation of details. These particulars do not form part of a contract and, whilst believed to be correct, parties are recommended to satisfy themselves as to their accuracy. The vendors, lessors, or Michael Steel & Co. or any person in their employment, cannot make or give any representation or warranty whatsoever in relation to this property. Unless otherwise stated, all prices and rentals quoted are exclusive of any Value Added Tax to which they may be subject.