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ESTATE AGENTS CHARTERED SURVEYORS VALUERS LETTINGS AUCTIONEERS

HASLEMERE OFFICE

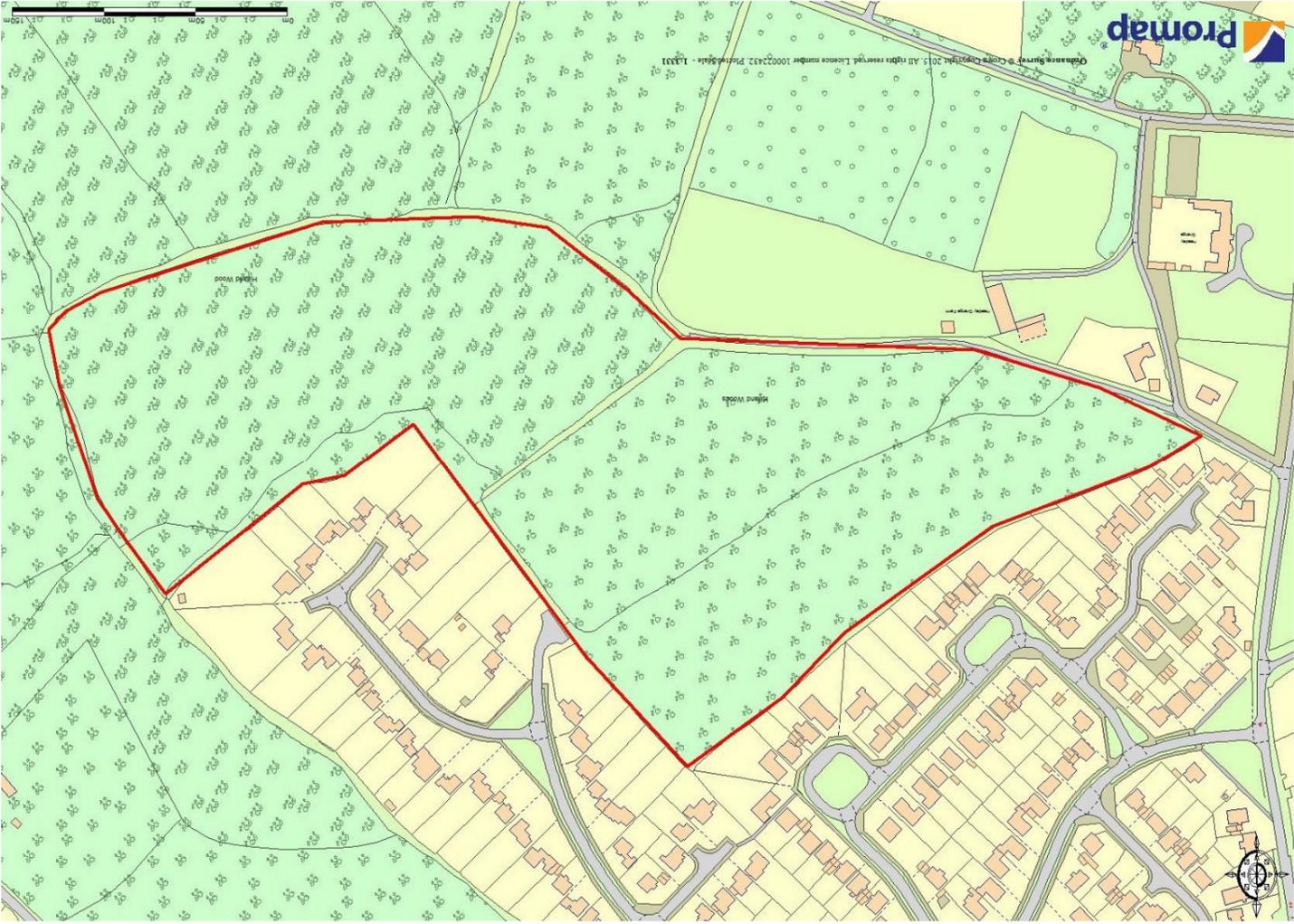
72 HIGH STREET, HASLEMERE, SURREY GU27 2LA

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E: [haslemere.sales@clarekagammon.co.uk](mailto:haslemere.sales@clarekagammon.co.uk)

Whilst we endeavour to make our sales particulars accurate and reliable, we wish to inform prospective purchasers that we have not carried out a detailed survey, nor tested the services, appliances and specific fittings. If there is any point which you would like to have further clarification upon, please contact this office.

AGENT'S NOTE



# HILLAND WOODLAND

LIPHOOK ROAD or CHESTNUT END, HEADLEY, HANTS GU35 8NA



## HILLAND WOODLAND

**Guide Price: £150,000**

**Description:** 22 Acres (8 hectares) of mixed woodland, located on the outskirts of Headley village, less than 3.5 miles from A3 access point.

**CONTACT: HASLEMERE OFFICE**  
(01428) 664800

Or [mark.steward@clarkegammon.co.uk](mailto:mark.steward@clarkegammon.co.uk)

**LOCAL AUTHORITY:** East Hampshire District Council, Penns Place, Petersfield, Hants GU31 4EX. Tel: 01730 266551

### THE SITE

A delightful piece of mixed woodland with some semi open areas on the outskirts of Headley village. The owner has made enquiries as to the suitability of this land for SANG's and it seems that the Local Authority would be in approval if it were deemed necessary for any new housing development within the area. (SANG's is an open space provision for dog walking). The woodland has good access and no official public rights of way through the land, suitable for a variety of uses from recreational to woodland management and coppicing.

### DIRECTIONS

From the centre of Headley village, on the B3002, take the Liphook Road and after a short distance take the track on the left hand side, denoted by our For Sale board. Continue down the track where there is a gated entrance to the land. There is another entrance to land; again from the Liphook Road, take the left into Hilland Rise, proceed to the very end where there is an access to the land, but not signed.

