



## Land Ridding Lane

Rawcliffe, DN14 8RG

**For Sale By Informal Tender**

**£75,000**

3.40 acres of Grazing Land for Sale, suitable for equestrian purposes etc....





### **Tender Offers:**

Best and Final Offers must be with the office of Keith Taylors on or before 12 noon on Monday 13th October 2025 and include the following:

1. Your Best and Final Offer.
2. Your financial position with supporting documentation (proof of funds, mortgage certificate etc.)
3. Your position in terms of timescale, and if there is any related sale
4. Your Solicitor's contact details in full
5. The full names and contact details of all named buyers
6. Photo and address ID of all named buyers

Keith Taylors are legally obliged to submit each and every offer to the vendor, so you can rest assured that your bid will be submitted for consideration. Whilst the agent will provide professional advice to the seller based on the offers received, the ultimate decision always rests with the seller.

Sellers will not necessarily pick the highest best and final offer. If another buyer looks like they can move quicker, or they have a more secure financial situation, the seller may prefer to go with them.

The seller is not under any obligation to pick any offer at all if they don't want to. If every buyer's offer is unsatisfactory, they can choose to negotiate alternative offers or they can leave the property on the market for a new buyer.

### **Location**

Situated on Ridding Lane, Rawcliffe, Nr Goole, DN14 8RG

Location Finder: 'What Three Words' - Field - Flesh - Finishes

There is a For Sale board indicating the exact location.

### **Summary**

Plot Size 3.4 Acres

Gated with partial hedge boundary

No electric or water

Overage Period: Subject to a Land Overage - attached for 25% for 15 years from the date of purchase.

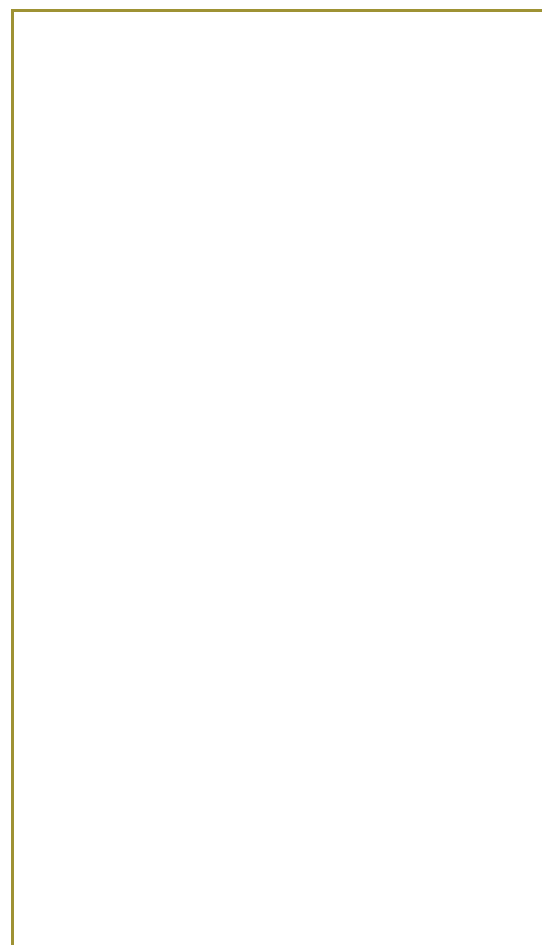
### **Description**

The land is a level rectangular size with access from Snaith Road (A614) onto Ridding Lane - which is a single track access to Station Road.

### **Area Map**



### **Buyers Notes:**



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.