

## Dancers View Lechlade, Gloucestershire, GL7 3NZ



An exciting opportunity to acquire multiple parcels of land on the northern edge of the sought-after Cotswold village of Southrop. The land is available in two larger lots of approximately 10 acres each, and nine smaller parcels of around 1 acre each, offering excellent flexibility for a variety of purchasers.

# Dancers View Lechlade, Gloucestershire, GL7 3NZ

## Key Features



0

Bedrooms



0

Bathrooms



0

Receptions

## Land Description

Situated on the outskirts of the highly desirable and unspoilt Cotswold village of Southrop, this rare opportunity offers a selection of land parcels in a picturesque rural setting. Access is provided via an established track, with the nearest postcode being GL7 3NZ.

Southrop is renowned for its honey-coloured stone cottages, peaceful atmosphere, and strong community spirit. Perfectly placed between Cirencester and Lechlade, with Fairford just 4 miles west and the historic town of Burford around 7 miles north, it offers a blend of country charm and convenient access.

The land may offer a variety of potential uses, subject to the necessary planning permissions and consents. Buyers are advised to review the legal pack and consult professional advisors regarding overage restrictions and other details.

## Viewings

Potential buyers are welcome to visit the site at their convenience and carry out their own drive-bys or external inspections. However, we strongly encourage all interested parties to register their interest with Adkins Property before travelling, so we can provide the latest information and updates.

Please contact Paul or a member of the Adkins team on 01285 239486 or 07851 111800 to discuss the opportunity or to register your interest.

## Agents Notes

These particulars, along with the accompanying drone images and photographs, are provided for general guidance only and do not form part of any contract or warranty. All descriptions, measurements, and boundaries are given in good faith but should be independently verified by prospective purchasers.

We recommend that interested parties satisfy themselves as to the accuracy of all details and suitability of the land before making any decisions. For further information, or to discuss the opportunity in more detail, please contact our office prior to making arrangements to visit the site.

## Buyer Verification / AML Compliance

Anti-Money Laundering (AML) Compliance

In accordance with current Anti-Money Laundering (AML) regulations, all prospective buyers are required to complete full identity and financial verification before any offer can be formally accepted.

This process includes:

Photographic identification

Proof of address

Evidence of funding and/or financial arrangements

Verification is completed securely via Thirdfort, our approved independent compliance provider. This ensures a fast, fully auditable, and legally compliant process, carried out remotely using encrypted technology.

A fee of £18 (inclusive of VAT) per buyer applies for this verification.

We take our regulatory obligations extremely seriously and cannot proceed with negotiations or offer acceptance until all AML requirements have been satisfied in full.

## Social

Don't miss our latest property listings, market updates, and behind-the-scenes insights, follow us on social media @adkinsproperty.

We also create engaging video tours of our homes, available across our website and social channels, giving buyers the chance to explore properties anytime, anywhere.







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Floor Area: 0.00 sq ft

**Disclaimer:** These particulars have been provided as a general guide about the property. A survey hasn't been carried out, and room sizes should not be relied upon for furnishing purposes. If floorplans are included they are for guidance and illustration purposes. If there are any important matters that concern you, please contact us prior to viewings. We also like our clients to know that we work with many local companies and contractors, some of which may pay us a referral fee for recommending them.

## Adkins Property Group

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