



Land at Lambriggan Farm

Penhallow, Cornwall

Carter Jonas

Land at Lambriggan Farm
Penhallow
Truro
Cornwall
TR4 9LU

Approximately 149.65 acres
(60.56 ha) of pastureland
available under a licence
agreement for summer grazing/
mowing, with good access to
the A3075 and B3284.

The land comprises 22 field enclosures and is
available as a whole. It is classified as being
Grade 2 and 3 according to DEFRA's Agricultural
Land Classification Map.

The land is available for summer grazing/
mowing under a licence agreement which will
commence in early May 2025 and will expire on
the 28th September 2025.

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**Tender Application &
Fee Contribution**

Tender forms are available from the agents.

Any tenders should be submitted
electronically to George Olver of Carter
Jonas.

In addition to the agreed licence fee, the
incoming Licensee will be liable to pay
£300 (+VAT), as a contribution towards the
Licensor's costs.

After receiving the tenders, a shortlist
of applicants will be drawn up and all
applicants will be informed as to whether
their names have been shortlisted.

The Agent reserves the right to visit
shortlisted applicants on their present
holding, following which references may be
taken up as necessary and a decision will
then be made as to the successful applicant.
The successful applicant will be informed
of the decision as soon as possible and
will then be required to sign the relevant
agreement within 14 days of acceptance.

The highest or any other tender will not
necessarily be accepted, it is entirely at the
landlord's discretion.

The landlord reserves the right to remove
the land from the market and to not accept
any of the tenders.

Designations

None of note.

Services

Prospective applicants must satisfy themselves as to the availability and suitability of any water supply as part of their tender application.

Wayleaves, Easements & Rights of Way

The lane which bisects the farmland is a public byway. There are no public rights of way over any of the fields.

Viewings

Applicants wishing to view the land should contact Carter Jonas in the first instance, but may view unaccompanied, on foot and during daylight hours only.

Directions

From Chiverton Cross, follow the new road layout to proceed onto the A3075 in the direction of Newquay and Perranporth. Continue north along the A3075 for approximately 2.3 miles, before turning left signposted 'Mithian' (opposite the turning for Healeys Cyder Farm). Proceed along this road for just over 300 metres before the entrance lane to Lambriggan Farm/Court will be found on your right-hand side, where a 'to let' board has been erected. The land can be accessed via gateways from this lane.



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Truro

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