

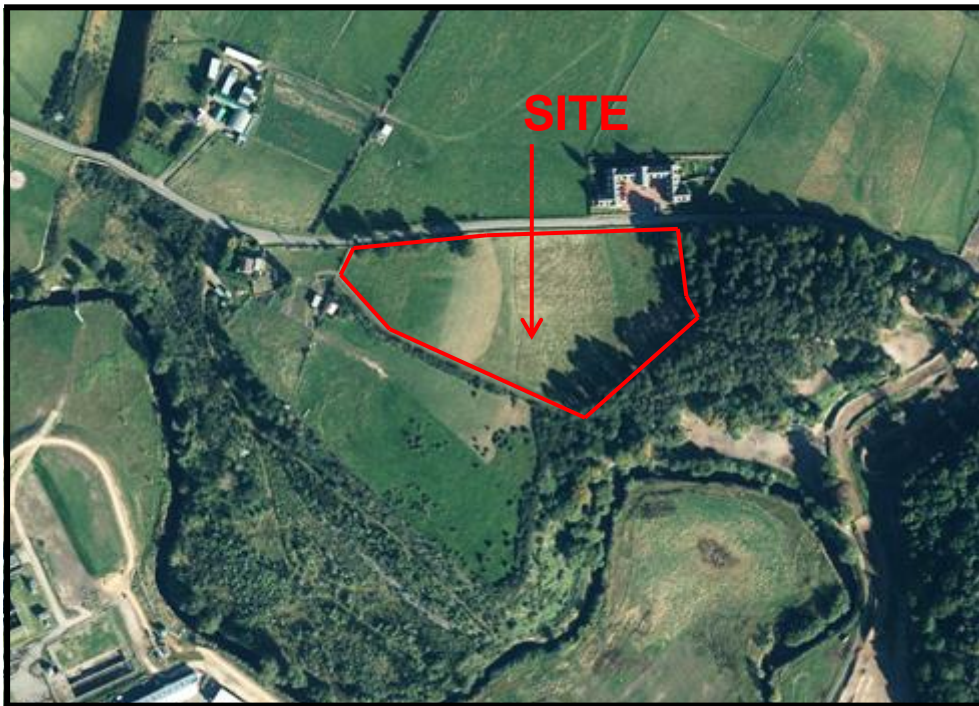


# The Moray Council Housing & Property Services

Council Offices  
High Street  
Elgin  
IV30 1BX

## TO LET

### HORSE GRAZING FIELD, WOODSIDE, CALCOTS ROAD, ELGIN.



#### Description

The field comprises an area of approximately 2.17 hectares (5.36 acres) currently laid out as permanent pasture. The field is bound by a timber post and wire fence of mixed specification and in poor condition.

The field does not have a water supply.

*Any party wishing to submit an offer should first note their interest. Full instructions on submitting an offer will subsequently be issued only to parties who have noted interest.*

### Lease Terms

The Council are offering to lease the field for a period of up to 5 years and subject to the tenant being responsible for:

1. Payment of Moray Council's legal fees of £485.
2. The field will be used for the purposes of grazing of horses only although the tenant will be permitted to undertake any necessary soil preparation and grass seeding of the area subject to the landlord's consent.
3. The tenant will be responsible for meeting the cost of maintaining the boundary fence and bringing it up to a standard suitable for their purposes. The Council would be willing to consider granting a rent free period if the tenant wished to renew the boundary fencing.
4. The tenant shall maintain the land and manage the land in a manner compliant with good husbandry.
5. Offers over £450 p.a. exclusive of VAT.

### Planning Position

The field is to be leased for the purposes of horse grazing, however, it does not have planning consent for the erection of any facilities. Should the tenant wish to provide facilities the Council as landlord does not object in principle, however, the tenant may require to obtain the necessary statutory consents for any proposed development and they would require to be temporary structures given the length of lease proposed.

### Viewing

The field may be viewed from the public road, however, if you wish to arrange an appointment to discuss the lease or view the premises this may be arranged by contacting Estates Services, Moray Council, Council Offices, High Street, Elgin, IV30 1BX, Tel No (01343) 563284.

### Applications to Lease

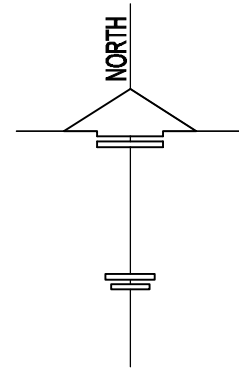
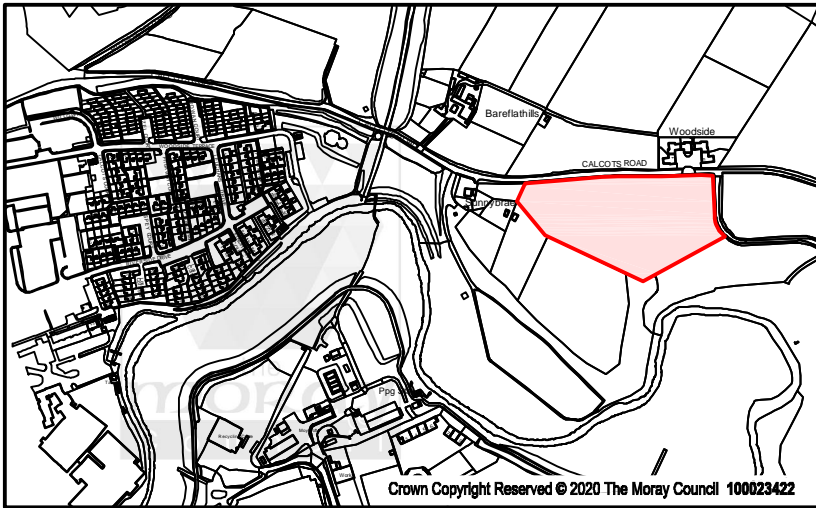
If you wish to apply to lease this property you should submit a note of interest using the note of interest website form associated with this property, alternatively you may submit your interest in writing to the Estates Manager, Moray Council, Council Offices, High Street, Elgin, IV30 1BX or by e-mail on [estates@moray.gov.uk](mailto:estates@moray.gov.uk)

### Other Properties

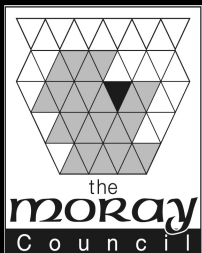
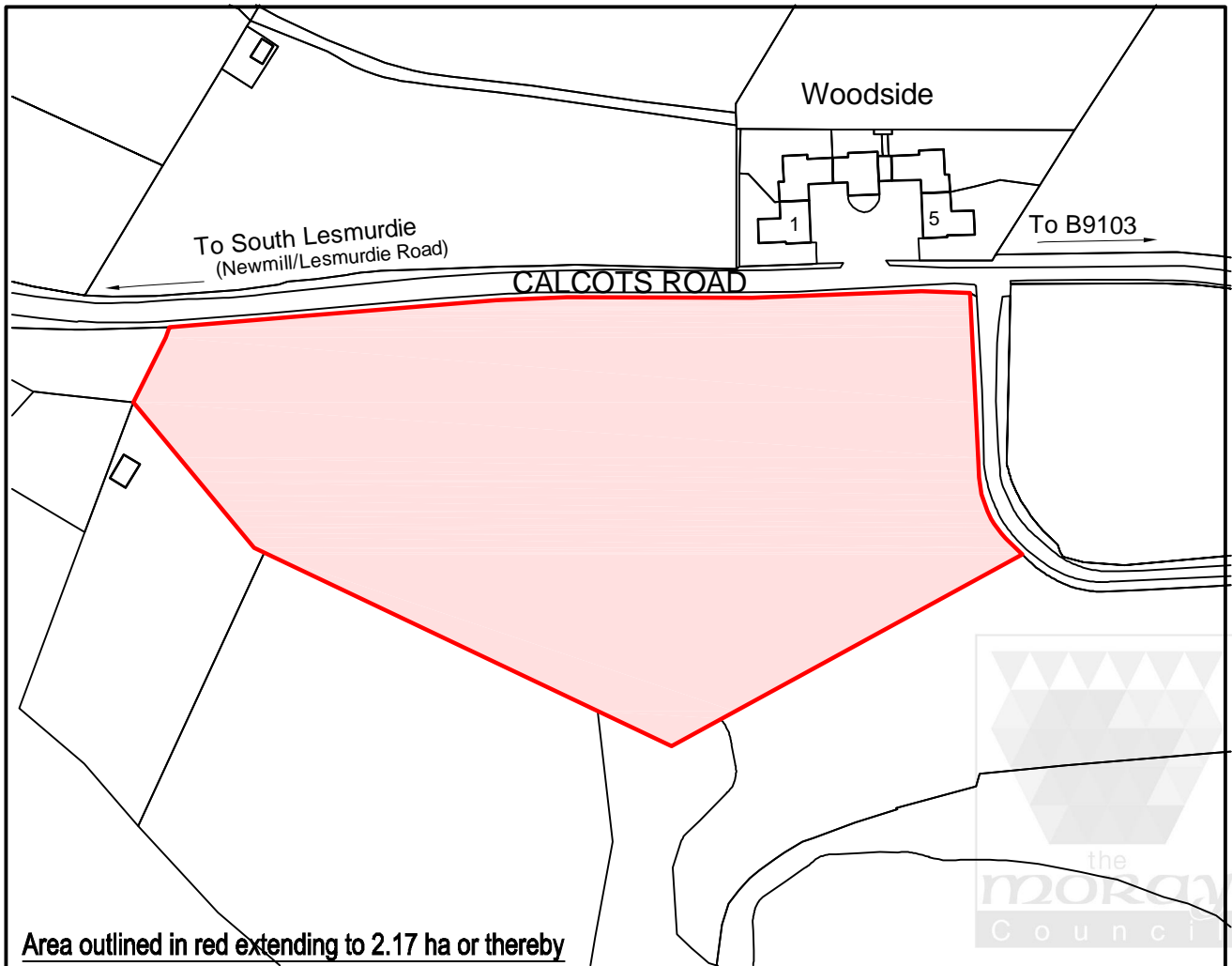
For details of other available Council properties please contact the Estates Manager, Moray Council, Council Offices, High Street, Elgin, IV30 1BX, Tel No 0300 1234566 or e-mail [estates@moray.gov.uk](mailto:estates@moray.gov.uk)

Any intending offerers must satisfy themselves by inspection or otherwise, as to the correctness of each of the statements contained in these particulars. In accordance with the Requirements of Writing (Scotland) Act 1995 these particulars are neither intended to create nor to be relied upon as creating any contractual relationship or commitment. Any contract shall only be entered into by way of missives between respective solicitors.

PROHIBITED FOR USE WITH PLANNING APPLICATIONS.



LOCATION PLAN



Property For Let

**Field at Woodside,  
Calcots Road,  
Elgin.**

**Housing & Property Services  
Estates**

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