



NOT TO SCALE FOR IDENTIFICATION ONLY

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

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- i. These particulars are a general outline only, for the guidance of prospective purchasers or tenants, and do not constitute the whole or any part of an offer or contract.
- ii. We cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and any prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy.
- iii. No employee of Stephenson & Son has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the property.
- iv. We will not be liable in negligence or otherwise for any loss arising from the use of these particulars.
- v. The reference to any plans, machinery, equipment, services, fixtures or fittings at the property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective purchasers/tenants should satisfy themselves as to the fitness of such items for the requirements.
- vi. We can give no warranty or representation whatsoever in relation to the farming prospects or other matters.