

EDWARD H PERKINS

RURAL CHARTERED SURVEYORS

St John House, Salutation Square, Haverfordwest, Pembrokeshire, SA61 2LG
Tel: 01437 760 730 Email: mail@edwardperkins.co.uk

TO LET

Land at Lydstep, Tenby, Pembrokeshire, SA70 7SG.



68.92 acres (27.89 hectares) of arable land

Available to let by informal Tender

On a Cropping Licence

following 2025 harvest, with anticipated start date circa 1st
September 2025 until 31st August 2026

TENDER DEADLINE: Monday 18th August 2025 12 noon

68.92 acres (27.89 hectares) of Quality Arable Land at Lydstep, Tenby, Pembrokeshire, SA70 7SG.

*Land with direct road access

*Majority of the area laid to productive arable crop

*High fertility land

GENERAL DESCRIPTION:

The land at Lydstep extends to a total of 68.92 acres (27.89 hectares) of productive grade 3a versatile south facing arable land which is currently laid to wheat. The land will be left in a arable stubble at the start of licence. The land is gently sloped in nature. In accordance with soilscape the majority of the land is freely draining slightly acid soil.

SITUATION/DIRECTIONS:

The land is situated to the east of the village of Lydstep with direct roadside access off the A4139. (see plan)

OS Grid Reference: SS08969892

what3words: ///snoring.dives.unzips

RESEVATIONS:

The licensor reserves a right of access onto the land at all times to carry out maintenance and repair to hedges, trees, gates and fences.

LICENCE TERMS:

The Land will be available on a cropping licence arrangement once the current wheat crop is harvested, anticipated start date circa 1st September 2025 with a licence expiry of 31st August 2026. The growing of maize and potatoes is prohibited.

TENDER APPLICATION:

The tender application form attached must be submitted by hand, email or post and completed in full, by no later than 12 noon Monday 18th August. If supplying the tender application via email or by post please contact the office on 01437 760730 to ensure it has arrived. The tenders will then be forwarded to the landowner for a decision.

Please note the landowner is not bound to accept the highest or any tender offer. We confirm that no tender offers will be opened prior to the deadline. Please mark the envelopes 'Land at Lydstep'.

AGRICULTURAL SUBSIDY SUPPORT AND AGRI-ENVIRONMENTAL SCHEMES:

Under the licence, the licensee is not permitted to claim any payment under the current Basic Payment Scheme or any subsequent scheme.

STATUTORY AUTHORITIES:

Pembrokeshire County Council,
County Hall, Haverfordwest SA61 1TP
Telephone: 01437 764551.

Pembrokeshire Coast National Park, Llanion Park,
Pembroke Dock, Pembrokeshire SA72 6DY
Telephone: 01646 624800

Welsh Government (Agriculture Department), Picton
Terrace, Carmarthen, SA31 3BT.
Telephone: 0300 062 5004

PUBLIC RIGHTS OF WAY:

There are no public rights of way on the land.

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VIEWING ARRANGEMENTS:

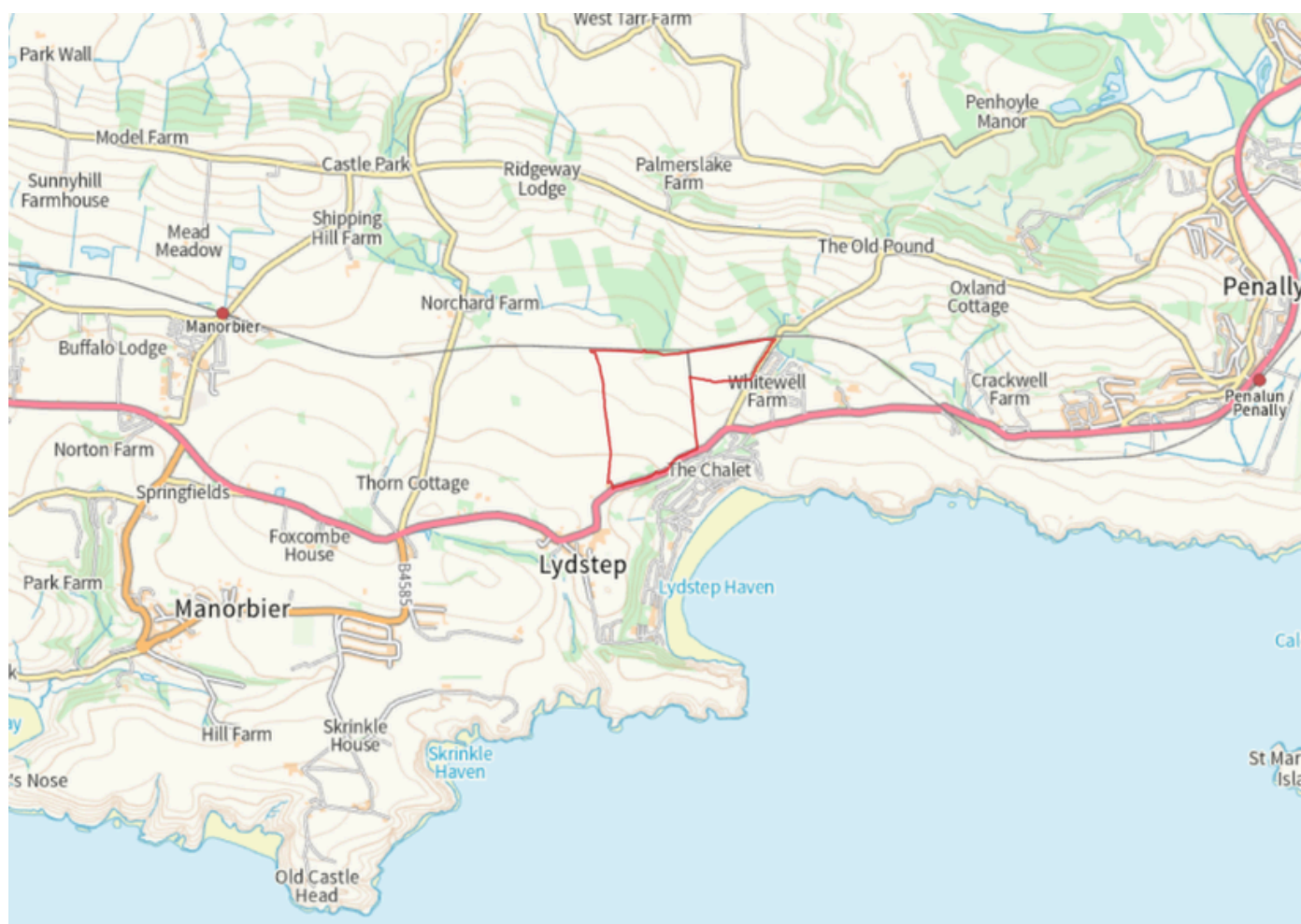
Interested parties must make a request with the vendor's letting agents (Details below) to view the land in daytime hours with a set of particulars to hand.

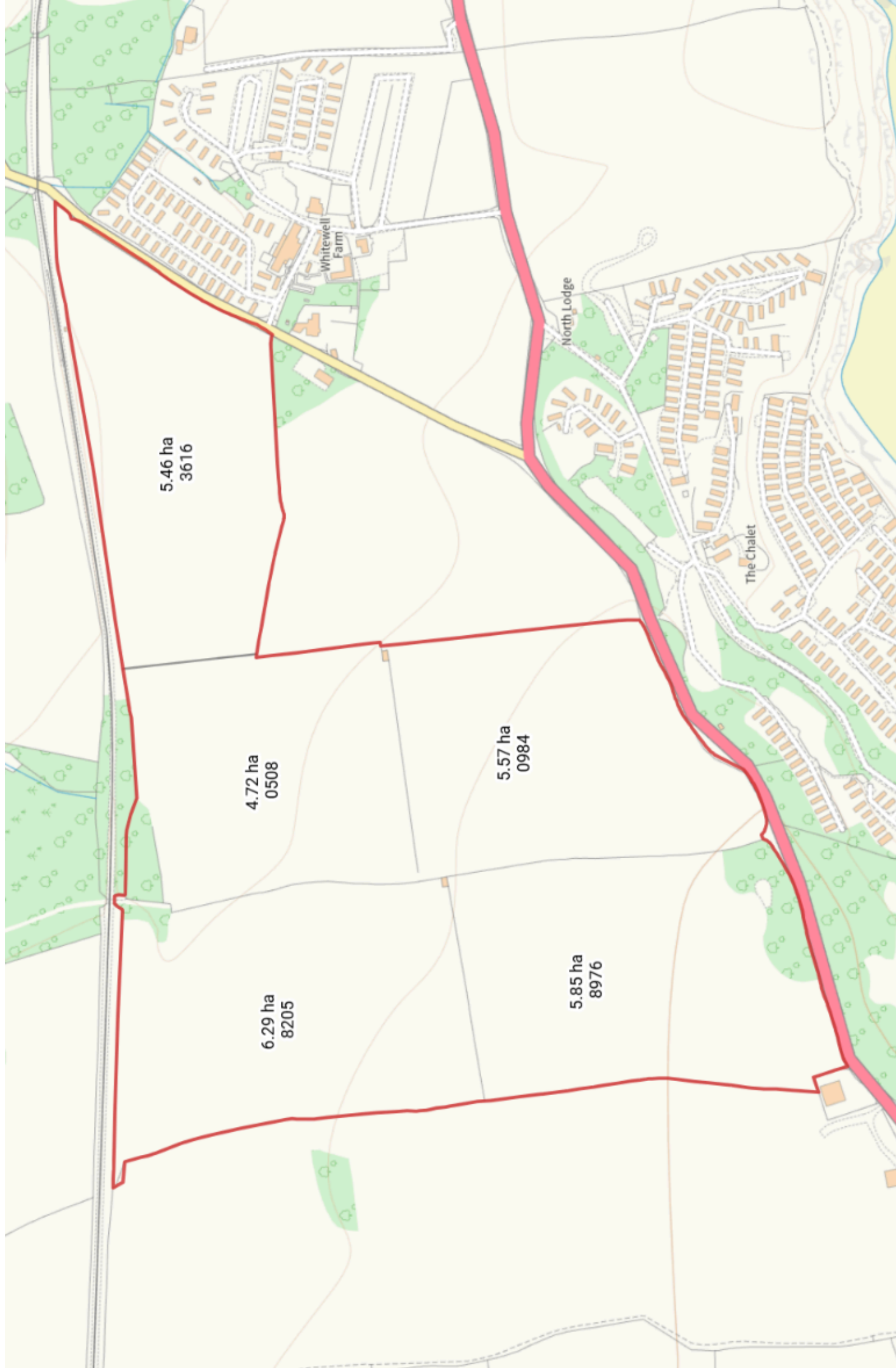
VENDOR'S LETTING AGENT:

Edward H Perkins Rural Chartered Surveyors,
St John House, Salutation Square,
Haverfordwest, Pembrokeshire, SA61 2LG.
Telephone: 01437 760730
Email: mail@edwardperkins.co.uk

PLANS AND PARTICULARS:

The information and plans provided within these particulars have been prepared for the convenience of prospective Licencees. Although they are believed to be correct, they do not constitute any part of an offer or contract. Statements made within these particulars are made without any responsibility on the part of the Licencor or their appointed letting agent and any intending Licence must satisfy themselves by the inspection or otherwise as to the correctness of these statements made and contained in these particulars. Plans are provided for identification purposes only.





**Licence for holding known as Land at Lydstep, Tenby,
SA70 7SG which extends to 68.92 acres (27.89 hectares)**

**Informal Tender Document
Application Form**

Tender application for a 12 month cropping Licence agreement for the holding known as the Land at Lydstep, Tenby, SA70 7SG which extends to the approximately 68.92 acres (27.89 hectares) to commence following the 2025 harvest circa 1st September 2025.

I/ We formally offer a sum of £_____ as annual licence fee for the land.
(please note that the offer must be a fixed amount).

I/We understand that the land is not eligible for a claim under the Basic Payment Scheme or any Rural Development Regulation Scheme.

I/We understand the landowner and their agents are not bound to accept the highest or any tender.

Please provide any other supporting information you feel would support your tender application including your intension of cropping, your current situation and farming experience. Please provide this on a separate sheet of paper and attach to this form.

Signature:_____

Name and Address:

Date:_____

***This form must be completed and submitted to Edward H
Perkins Chartered Surveyors office no later than 12 noon 18th
August 2025***