

Hollin Wood, Kent - Over 2¾ acres, £35,000



Hollin Wood sits on a hillside flanked on either side by shallow valleys; the plateau at the top has an unusual plantation of standard chestnuts which in the future should produce good hardwood timber. The lower slopes are home to young silver birch already of a size suitable for firewood. Access is good being off the A20, there is a packed earth track running alongside the wood. The soil is very sandy and in places the sand has been extracted leaving a shallow quarry. A perfect woodland for timber production.

Hollin Wood is in what were the lands of the Leeds Castle Estate, now in private ownership much of the forestry having been recently sold off from the estate.

[CLICK HERE](#) for the free to view Ordnance Survey map.

The purchasers of the woodland will be asked to enter into a [covenant](#) to ensure the quiet and peaceful enjoyment of adjoining woodlands and meadows.

**Price:** £35,000

**Location:** Leeds Castle, Maidstone, Kent

**Size:** Over 2¾ acres for sale

## Local manager

**Ruth and James Feltham**

07812 165081

[ruthandjames@woodlands.co.uk](mailto:ruthandjames@woodlands.co.uk)



## How to find this woodland

You are welcome to visit this wood by yourself, but please ensure that you have a copy of these sales details with you - many of our woodlands do not have mobile phone reception or internet access so we recommend either printing the details or downloading them to your phone/tablet/laptop.

Do remember to also check that it is still available for sale. If you have seen the woodland and wish to be accompanied on a second more detailed visit please contact our local manager.

## Location

**OS Landranger:** OS No 148

**Grid ref:** TQ 842 533

**Nearest post code:** ME17 1PZ

## Directions

Hollin Wood at Leeds Castle is about 10 mins east of Maidstone and 2 miles west of Harrietsham.

1. [Click here for Bing Maps Directions](#) enter your own postcode, (the coordinates for the wooden entrance gate are already entered) and click on the "Go" box to get your route.

2. **For Satnav:** the nearest postcode is **ME17 1PZ** on the A20 almost opposite the gated entrance as shown by the red dot on the maps.

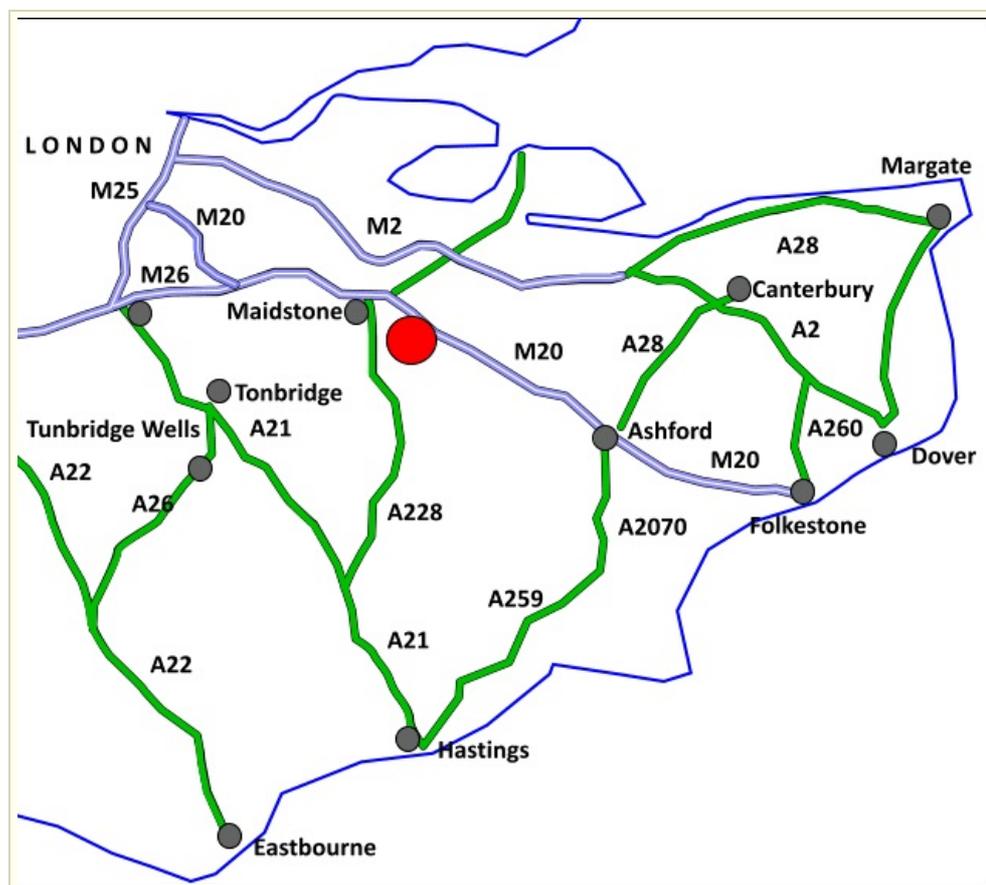
The simplest place to park is just north of the entrance in the layby. Please park to one end of the layby as this is also a bus stop.

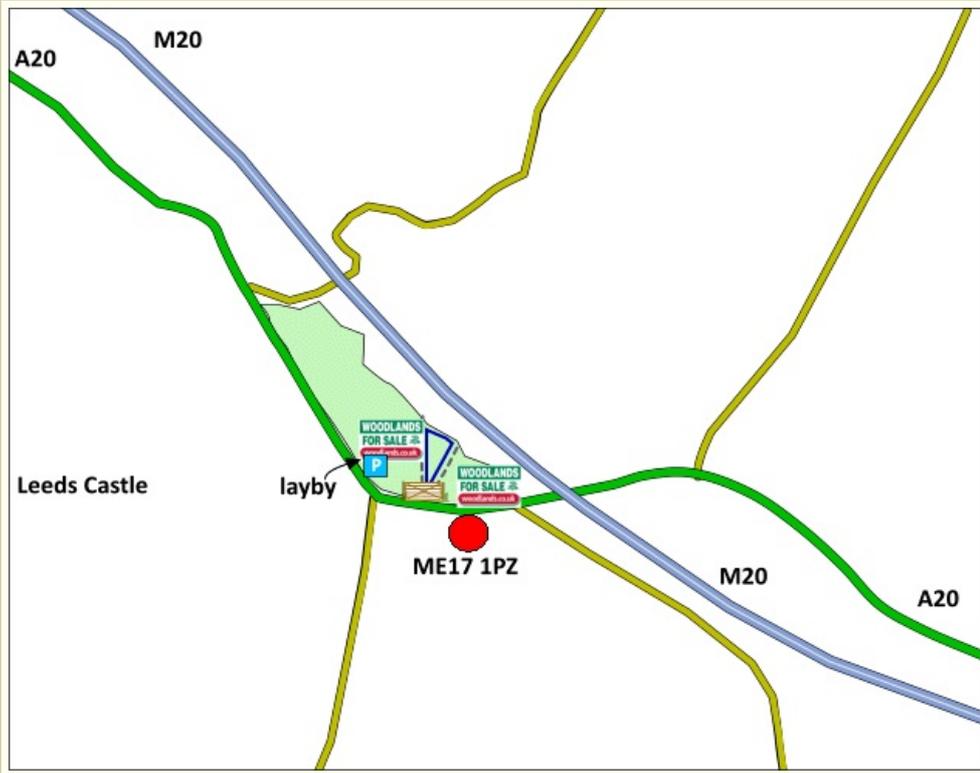
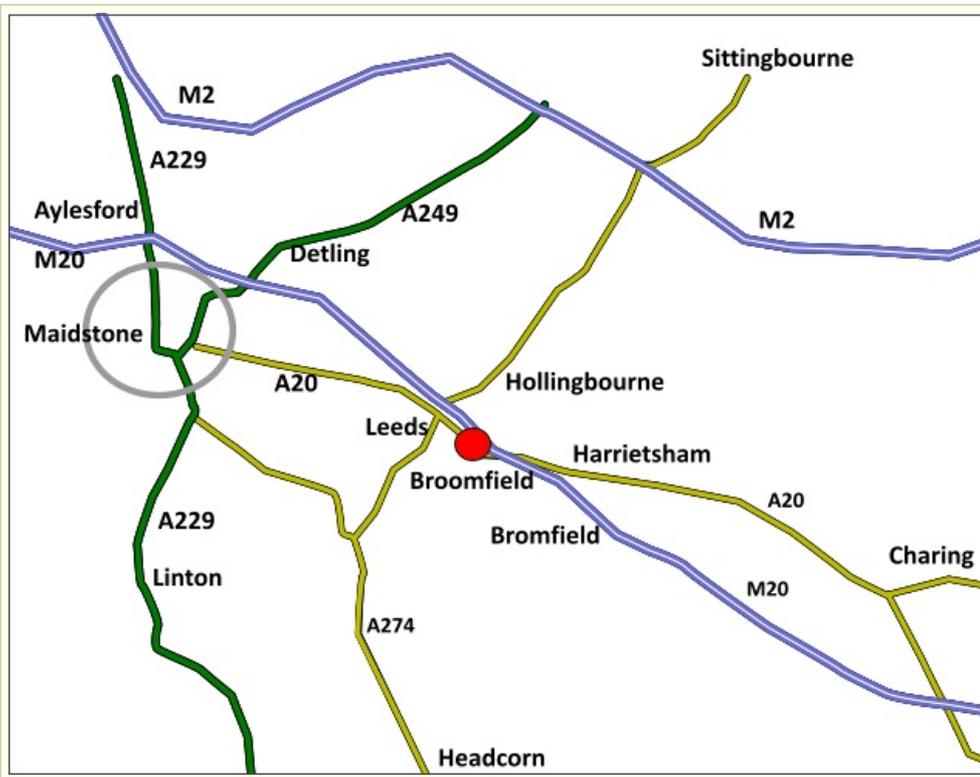
Climb or squeeze past the red metal gate and Hollin Wood is above and between the two tracks.

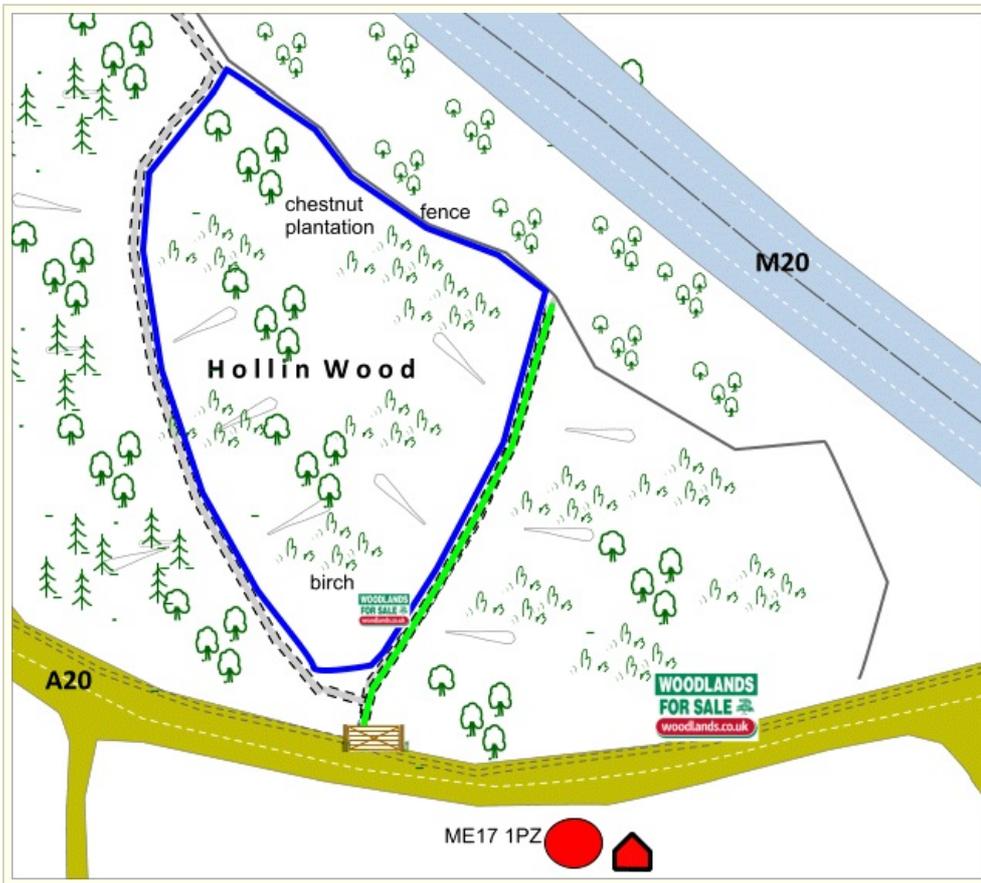
Coordinates are: **N51.248965, E0.639114**

## Boundaries:

These are indicated by blue markings on trackside trees and fence posts. To the west and east the boundary is 3 metres from the track centre and to the north the line of the post and rail fencing.







Our regional managers are often out working in our woodlands, so if you email an offer and want to be sure it has been received, please phone our manager on his or her mobile phone. The first offer at the stated price which is accepted, whether by phone or email, has priority.

Please take care when viewing as the great outdoors can contain unexpected hazards and woodlands are no exception. You should exercise common sense and caution, such as wearing appropriate footwear and avoiding visiting during high winds.

All woodlands are sold at a fixed price, and include free membership of the [Small Woodland Owners Group](#) and the [Royal Forestry Society](#), as well as [£300 towards paying for a course](#) (or courses) to help with managing and enjoying your woodland.

These particulars are for guidance only and, though believed to be correct, do not form part of any contract. Woodland Investment Management Ltd hereby give notice under section 21 of the Estate Agents Act 1979 of their interest in the land being sold.