

Approximately 6.13  
acres of land,  
St. Brides Road  
Wick  
CF71 7QB

[hrt.uk.com](http://hrt.uk.com)



Approximately 6.13 acres  
of Agricultural Land

By Informal Tender

Guide Price:  
£125,000 - £150,000

\*Note: Agricultural Land only, no  
residential dwelling



Approximately 6.13  
acres of Land

Semi-rural Location

Unique opportunity

For Sale by Informal  
Tender

Tender Deadline Friday  
16th January 2026 at 12  
noon





### Situation

The land is situated on the edge of Wick. The land is a short travelling distance from convenient amenities in both Llantwit Major and Cowbridge. Please see the attached location plan.

### Description

The property extends to approximately 6.13 acres of level pastureland in four field enclosures, as edged red on the attached site plan. The land is currently used for equestrian purposes.

On the northern boundary there is a concrete yard with a small range of timber buildings. These comprise:-

1. Timber stables
2. Railway containers

There is an additional field shelter in the western field enclosure.

The land adjoins the settlement of Wick and therefore might offer potential for long term development (subject to necessary planning consents).

### Access

The land benefits from two access points from adopted highways known as St Brides Road and Heol Fain. Access points are marked 'A' on the sale plan.

### Plan

The plans attached to these particulars are shown for identification purposes only and, whilst every care has been taken, its contents cannot be guaranteed.

### Services

The land presently benefits from a mains water supply.

For further information, prospective purchasers are able to make their own enquiries with Dwr Cymru Welsh Water and Western Power Distribution.

### Wayleave/Easements/Rights of Way

The property is being sold subject to and with the benefit of all rights including: rights of way, whether public or private, light, support, drainage, water and electricity supplies and other rights and obligations, easements and quasi-easements and restrictive covenants and all existing and proposed wayleaves for masts, pylons, stays, cables, drains, water and gas and other pipes whether referred to in these particulars or not. There are no footpaths crossing the land.

### Boundaries

The purchaser(s) shall be deemed to have full knowledge of all boundaries and neither the vendor nor the vendors agents will be responsible for defining the boundaries of the ownership thereof.

### Development Clawback

The land is subject to a 25% development clawback in favour of the previous vendors with 32 years remaining.

### Basic Payment Scheme

The land is being sold without the benefit of Basic Payment Scheme Entitlements.

### Tenure and Possession

Freehold with Vacant Possession upon completion.

### Guide Price

Guide Price – £125,000 – £150,000

### Health and Safety

Given the potential hazards of agricultural land we ask you to be as vigilant as possible when making your inspection for your own personal safety.

### Method of Sale

The property is offered for sale by Informal Tender unless sold prior by Private Treaty.

Tenders are to close: Friday 16<sup>th</sup> January 2026 at 12 noon

Please contact Emily Flint for a tender form

01446 776393 / [Emilyflint@hrt.uk.com](mailto:Emilyflint@hrt.uk.com)

Please note the Vendor is not obliged to accept the highest or any offer. All offers must be supported with proof of funding.

### Directions

Postcode: CF71 7QB

What3Words: ///coconuts.shirtless.marathon

From Cowbridge Town Centre, head northwest on Highstreet/A4222, then turn left on B4270 Llantwit Major Road. Continue for 5 miles, then turn right at the roundabout onto B4265 Wick Rd. After about 2 miles as you are leaving the village of Wick, the land will be situated on the left-hand side.





These particulars are believed to be accurate but they are not guaranteed to be so. They are intended only as a general guide and cannot be construed as any form of contract, warranty or offer. The details are issued on the strict understanding that any negotiations in respect of the property named herein are conducted through Herbert R. Thomas.

## Viewing Arrangements

Viewing strictly by appointment only.

Interested parties must contact the Seller's Agents to arrange an inspection of the land.

For further information please contact:

Contact: Emily Flint

Tel: 01446 776393

E-mail: [EmilyFlint@hrt.uk.com](mailto:EmilyFlint@hrt.uk.com)

[hrt.uk.com](http://hrt.uk.com)

**hrt**  
herbert r thomas

59 High Street, Cowbridge, Vale of Glamorgan, CF71 7YL,  
01446 772911  
[sales@hrt.uk.com](mailto:sales@hrt.uk.com)

**hrt** Est. 1926





**Informal Tender – Subject to Contract**  
Approximately 6.13 acres of land, St Brides Road, Wick, CF71 7QB  
Available as a whole  
Offers to be received by: Friday 16<sup>th</sup> January 2026 at 12 noon

Name of Prospective Purchasers \_\_\_\_\_

Address \_\_\_\_\_

\_\_\_\_\_

Postcode \_\_\_\_\_

Contact Number \_\_\_\_\_

Email Address \_\_\_\_\_

**PLEASE DETAIL YOUR OFFER(S) BELOW AND SUBMIT TO:**  
[Emilyflint@hrt.uk.com](mailto:Emilyflint@hrt.uk.com) / [Agri@hrt.uk.com](mailto:Agri@hrt.uk.com)  
**Herbert R Thomas, 59 High Street, Cowbridge CF71 7YL**  
**By Friday 16<sup>th</sup> January 2026 12 noon**  
**Approximately 6.13 acres of Land, St Brides Road, Wick, CF71 7QB**

Offer Amount :- £ \_\_\_\_\_

**Your Solicitors Details:**

Name \_\_\_\_\_

Solicitors Address \_\_\_\_\_

Telephone Number \_\_\_\_\_

Email Address \_\_\_\_\_

**Proposed method of funding i.e. Cash, Mortgage or Bank Loan (or combination)**

\_\_\_\_\_

**\*\*Please provide proof of funds i.e Bank Statement/Mortgage in Principle etc.\*\***

**Anti-Money Laundering**

If your offer(s) are accepted, we will require all parties to complete AML Checks via an independent company called Smart Search

Signed: \_\_\_\_\_ Date: \_\_\_\_\_

Printed: \_\_\_\_\_

**\* Please note: The Vendor reserves the right not to accept the highest offer, or any offer put forward.**