

24 August 2018

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Dear Sirs,

Property: Dog & Partridge, Hesketh Lane, Chipping, Lancashire, PR3 2TH

Savills were instructed to market the property in April 2018 for sale as a public house and premises by way of private treaty.

Following discussions with the vendor and our Clitheroe residential department, we have not stated an asking price for the property and have instead sought to seek offers from prospective purchasers due to the level of development potential, in addition to the 'underlying' value of the building as a public house, although no longer trading.

In order to market the property, we have placed details of it on the Savills website, EG Property and Rightmove commercial websites. We have also informed parties which we believe may be interested in the property of which we are aware.

This has generated some interest, with a number of enquiries, however we have not received any offers, or indications of levels at which an interested party may be willing to negotiate. In addition, we have not had a party who has, to our knowledge, considered any wider implications of development or the costs associated with this.

Yours faithfully,



Peter Scholes MRICS
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