

The Kedington Brewery Estate,

THREE MILES FROM HAVERHILL RAILWAY STATION.

PARTICULARS AND CONDITIONS OF SALE,

OF

A VALUABLE AND IMPORTANT BREWERY,

Of 8 and 2 Quarter Mash, Fitted with Modern Appliances, and having a Large

WINE AND SPIRIT TRADE,

TWO MALTINGS OF 30 AND 18 COOMB STEEP,

NINETEEN FULL-LICENSED INNS AND
BEER HOUSES,

SITUATE IN THE PARISHES OF KEDINGTON, STEEPLE BUMPSTEAD, HEMPSTEAD,
TILBURY, OVINGTON, CLARE, HUNDON, DENSTON, BRADLEY, KIRTLING, WOODDITTON,
HORSEHEATH, WITHERSFIELD, AND CASTLE HEDINGHAM; IN THE
COUNTIES OF SUFFOLK, ESSEX, AND CAMBRIDGESHIRE,

INCLUDING

A CAPITAL FAMILY RESIDENCE,

CLERK'S AND TRAVELLER'S DWELLING-HOUSES,

SMALL FARMERY,

AND ALSO A

GROCER'S AND DRAPER'S SHOP,

Situate in the Centre of the Picturesque Village of KEDINGTON, Suffolk, which

MESSRS. FITCH AND FEIST

(Who are jointly concerned,)

Have received instructions from the Executors of the late John Price, Esq.,

TO OFFER FOR SALE BY PUBLIC AUCTION,

AT THE BELL HOTEL, HAVERHILL,

ON FRIDAY THE THIRTEENTH DAY OF JULY, 1883,

AT TWO O'CLOCK.

Particulars and Conditions of Sale may be obtained of Messrs. VINCENT & WAYMAN, Solicitors, Haverhill and Clare; of Messrs. FITCH & SONS, Auctioneers, Haverhill; or of Messrs. FEIST & SON, Auctioneers, Newmarket. For Cards to View apply to Mr. WALTER PRICE, Kedington.

LOT 14.

The Well-known In-door Beer House, called

“The THREE TUNS,”

Situate at **BRADLEY EAST GREEN**, by the roadside leading from Bradley to Bury St. Edmund's.

The House contains Tap Room, Kitchen, Cellar, General Shop, and 3 Bed Rooms.

The Out-buildings comprise good Stabling, Barn, and Piggeries, also an Enclosure of Rich Arable Land, containing

1a. 2r. 31p.

The whole let to Mr. Charles Smith.

Land Tax, 9s.

F R E E H O L D .

LOT 15.

The Valuable In-door Beer House, situate in the centre of the Village of **KIRTLING**, called

“The RED LION,”

Doing a capital Beer Trade, in addition to a good Butcher's Business.

The House contains Tap Room, Pantry, Kitchen, Cellar, Wash-house, 3 Bed Rooms and Butcher's Shop, and a convenient Slaughter-house, Stable, Barn, and other Out-buildings in the rear.

Let to Mr. Deane.

Land Tax.

F R E E H O L D .

LOT 16.

The valuable In-door Beer House, called the

“MARQUIS OF GRANBY,”

Situate at the Kirtling entrance to the Village of **WOODDITTON**, near Newmarket, doing an excellent retail Trade, capable of extension.

The House contains Tap Room, Keeping Room, Kitchen, Cellar, Parlour, and 3 Bed Rooms.

At the rear are Sheds, Piggeries, Stable, Cart, and Pin Sheds, and an Enclosure of Fine Arable and Pasture Land, containing

5a. 2r. 0p.

Copyhold of the Manor of Ditton Vallence in Woodditton.

Let to Mr. John Robinson.