

Land adj to 73 Parc Gitto

Llwynhendy Llanelli, SA14 9LB

**Rees Richards
& Blyth**

commercial | residential | rural



FOR SALE

3.95 ACRES
(1.60 HECTARES)

£250,000

Land adj to 73 Parc Gitto,
Llwynhendy

- Greenfield Development Site
- Adjoining Existing Dwellings
- Planning for 10 Detached Units
- Freehold
- Fringe of Existing Community

reesrichardsblyth.co.uk

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Summary

Available Size	3.95 Acres
Price	£250,000
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	EPC exempt - No building present

Description

The land slopes to the South and measures approximately 1.6Ha / 3.95 Acres.

The site, is shown edged red on the aerial photography and plan incorporated in these details, for identification purposes only.

Location

This residential development site is located in the established suburb of Llwynhendy on the Eastern outskirts of Llanelli.

It is centrally located with retail, medical and school facilities all within easy walking distance.

Good links are provided to the A484 and Coastal link road, providing access to the centres of Llanelli and Swansea.

Specification

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Viewings

For further information, or if you would like to arrange a viewing, please contact us.

Terms

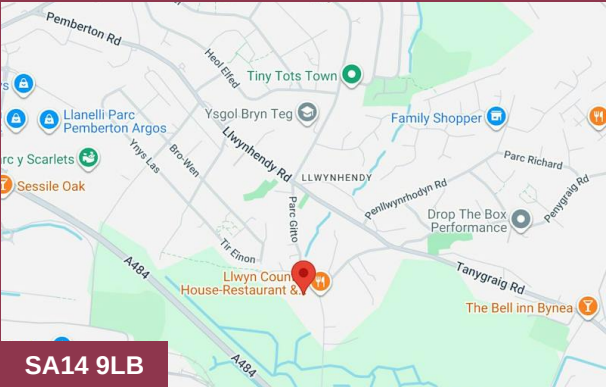
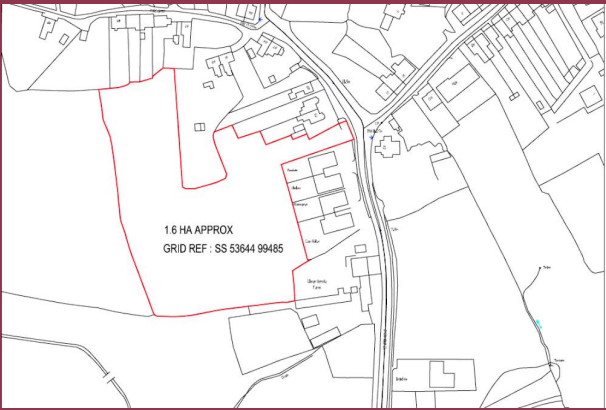
- Freehold.
- Offers in the region of £250,000 are invited.

Planning

The site has the benefit of an existing permission for 10 detached residential dwellings with the layout being incorporated in these details.

Permission was granted via an appeal dated 5 May 2017 (ref APP/M6825/A/16/3162574). This document is available for download via the BP2 website.

The planning application reference number is S/32678 and can be viewed via the Carmarthenshire.gov.uk website



Viewing & Further Information



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