



Yard & Buildings, Ludchurch, Pembrokeshire – SA67 8JH

Offers in Region of £150,000

jjmorris.com

Yard & Buildings, Ludchurch

Pembrokeshire

A good size yard, measuring approximately 1 acre in size, with planning permission granted for a plant hire business, situated in the south Pembrokeshire village of Ludchurch. The yard is level and has secure gated access, benefitting from 2 steel framed sheds, ideal for machinery and general storage.

Tenure: Freehold



Situation

Ludchurch is easily accessible by road, being situated between the main A40 and A477 trunk roads leading to the major towns of the county, Carmarthen, Haverfordwest and Pembroke. Please see the attached plan for identification. Yard area shaded grey.

Planning

Planning Ref 12/0463/PA. full details can be seen of the planning permission via the Pembrokeshire Council Planning Portal.

Sheds

Cabin

Please note, the cabin situated on the yard does not form part of this sale, but is available by separate negotiation.

Services

Electric: Mains

Water: Unknown

Drainage: Unknown

Local Authority: Pembrokeshire County Council

Council Tax Band: TBC

Tenure: Freehold and available with vacant possession upon completion.

What Three Words: ///

Anti Money Laundering

Anti Money Laundering Please note when making an offer we will require information to enable us to confirm all parties identities as required by Anti Money Laundering (AML) Regulations. We may also conduct a digital search to confirm your identity. We will also require full proof of funds such as a mortgage agreement in principle, proof of cash deposit or if no mortgage is required, we will require sight of a bank statement. Should the purchase be funded through the sale of another property, we will require confirmation the sale is sufficient enough to cover the purchase.







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