



Building plots Tenby Road, Carmarthen, SA33 4JW

£85,000

2 Freehold building plots with lapsed detailed planning consent for 4 bedroom detached dormer bungalows. Conveniently located within walking distance of the town with its many amenities for day to day needs including shops, primary school, doctors and vets surgeries and a short drive on to the A40 which provides swift access to the County town of Carmarthen and the beautiful Pembrokeshire coastal towns to the west.

Detailed planning consent in place for the erection of 2 dormer bungalows (NOW LAPSED)

Ideally suited for builders or small developers

PRICE PER PLOT - £85,000

DIRECTIONS



From Carmarthen take the A40 west to St Clears. At the roundabout on the outskirts of St Clears take the last exit which will take you down Tenby Road. The entrance to the site will be on your left shortly before the traffic lights.

PLANNING



Planning consent granted 17th August 2017 for the erection of 2 Dormer bungalows, one with a double garage. (NOW LAPSED)

Planning reference W/33732 Copy available with the agents

AFFORDABLE HOUSING CONTRIBUTION

Planning permission s subject to the legal agreement securing a contribution towards affordable housing for the sum of £30,333.78 for the whole site to be paid prior to the commencement of the development.

SERVICES



Mains water, electric, drainage and gas located nearby. Prospective buyers to make their own enquiries as to the location and connection costs.

PRICE

£85,000 per plot

NB

These details are a general guideline for intending purchasers and do not constitute an offer of contracts. BJ.properties have visited the property, but have not surveyed or tested any appliances, services, drainage etc. The sellers have checked and approved the sale particulars, however, purchasers must rely on their own and/or their surveyors inspections and their solicitors enquires to determine the overall condition, size and acreage of the property, and also any planning, rights of way, easements or other matters relating to the property.

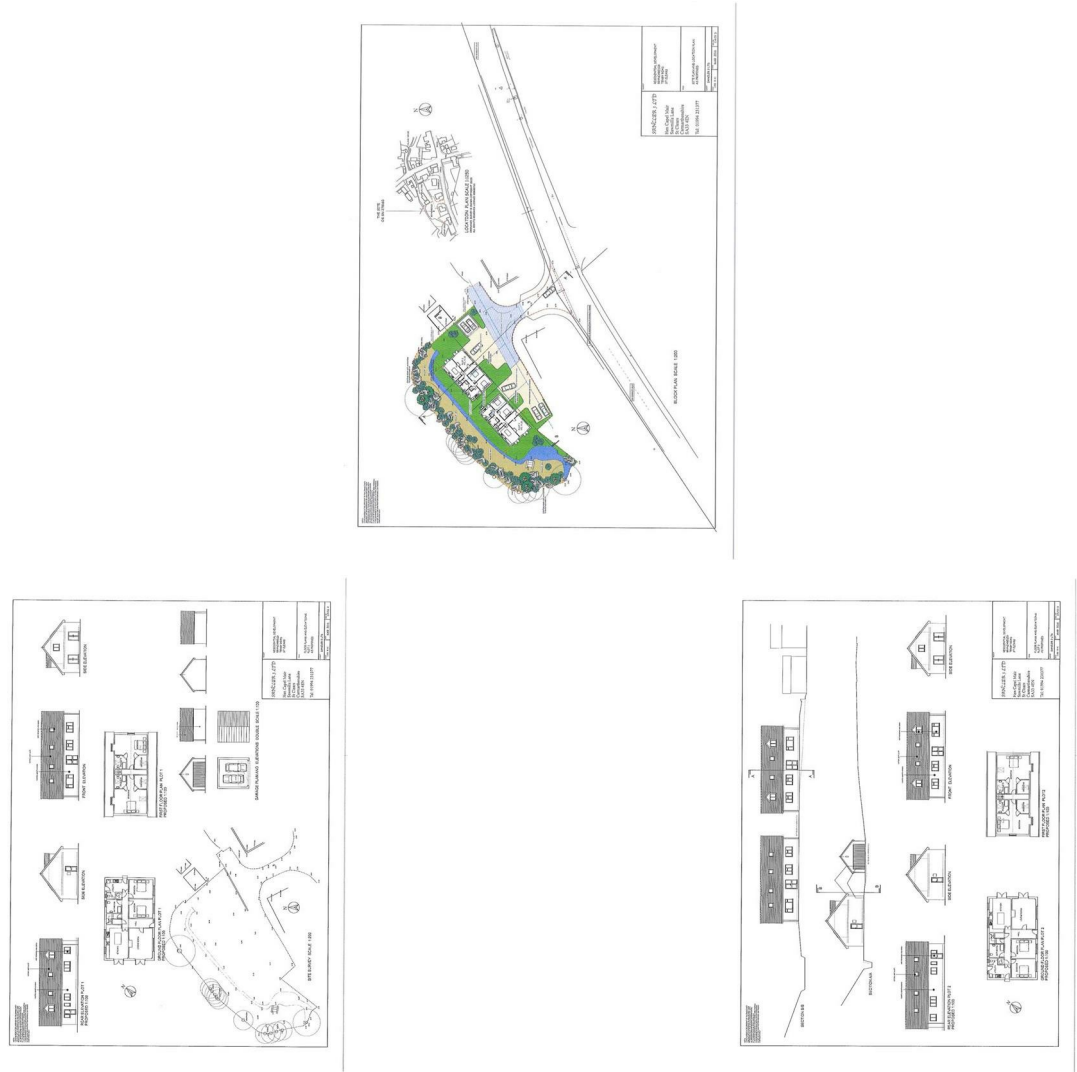
CONTACT NUMBERS

BJ.properties 104 Lammas Street Carmarthen SA31 3AP

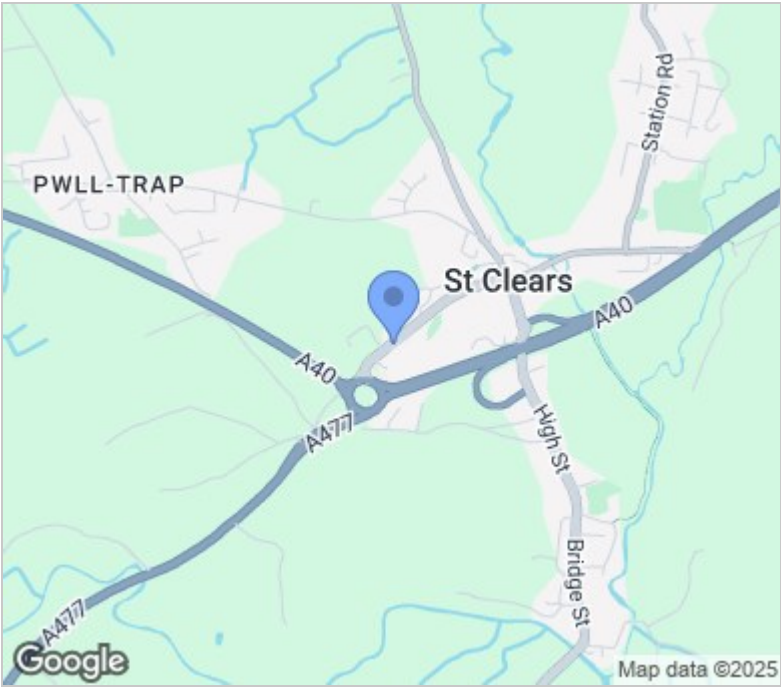
Out of hours 07572310493

e mail sales@bj.properties

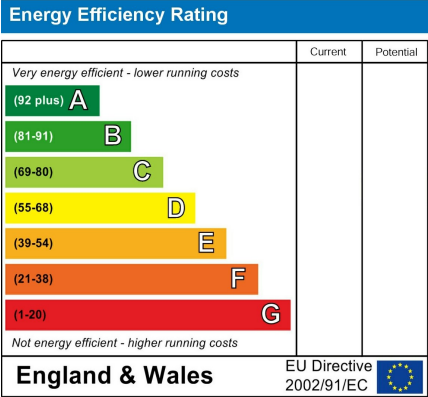
Floor Plans



Area Map



Energy Efficiency Chart



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

