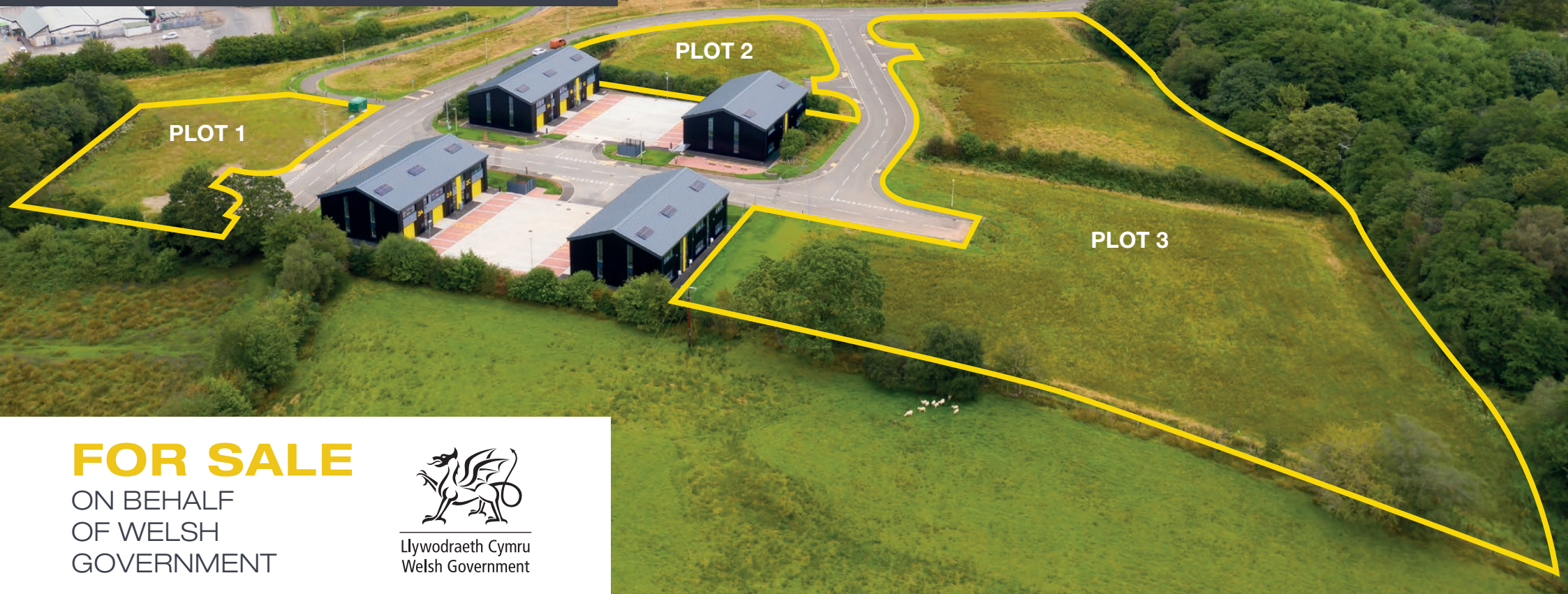


DEVELOPMENT LAND
TY DU
NELSON • CF46 6HG

From 0.6 acre (0.24 hectare)
to 4.8 acres (1.94 hectares)

Commercial development sites
immediately available in close proximity
to the A470 Dual Carriageway.



FOR SALE

ON BEHALF
OF WELSH
GOVERNMENT



Llywodraeth Cymru
Welsh Government

PLANNING

A Pre Application request for B1 use has been submitted by Welsh Government to Caerphilly County Borough Council in respect of Plot 2 and 3. For information; Plot 1 forms part of a Full Planning consent granted B1 use to the completed 4 unit Whitebeam Court scheme as illustrated on this page.

TENURE

Is available on a 999 year lease at a peppercorn rental.

TERMS

Any purchaser will be contractually committed to construct within agreed timescales and to a standard within the Welsh Government Sustainable Building Policy.

PRICE

On application.

SERVICES

The sites have the ability to connect into electric, gas, water and mains drainage. A services plan is available upon request. BT is also available.

SERVICE CHARGE

The will be an estate service and management charge to cover a fair proportion of all common estate maintenance costs.

INFORMATION PACK

Full information on services, topographical surveys, ground investigations, site investigations are available upon request.



Whitebeam Court, Ty Du -
Recently Constructed



Indicative layout of how Plot 3 can be offered separately

VIEWING

Please contact sole agents Knight Frank:



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This document is available in Welsh /
Mae'r ddogfen hon ar gael yn Gymraeg



Whitebeam Court, Ty Du -
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Particulars dated May 2021. Photographs and videos dated May 2021.

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