



Plot A Taylor's Park, New Hedges, Tenby, SA70 8TR

£135,000

A rare opportunity to buy a *building plot* in the centre of New Hedges village with full detailed planning permission in place to build a modern/contemporary style three bedroom bungalow.

The style of the build can be modified subject to the necessary planning considerations.

Water, electricity, gas, mains drainage and BT are all on site ready for connection.

The plot is approached from Cross Park and has onsite parking for 3-4 cars and garden space surrounding the bungalow, with close boarded fence and natural hedgerow boundaries.

An attractive plot within the village, it is equidistant from the picturesque holiday resorts of Tenby and Saundersfoot.



LOCK HOUSE C.1750



Regulated by R.I.C.S. Giles Birt, B.Sc., M.R.I.C.S



- **Building Plot**
- **Services On Site**
- **Parking for 3-4 Cars**
- **Village Location**
- **Full Detailed Planning Permission**
- **Three Bedrooms, Master En-suite**
- **Architecturally Designed**
- **Detached Bungalow**

Agent's Note

Plot A is a building plot that has full detailed planning permission. All room dimensions are approximate and all photographs shown are of Plot B (already purchased and developed) to use as reference, as it is the same design as the planning that is in place for Plot A.

Services

The services are in place ready for connection. The road has been trenched and the water pipes are ready for connection.

Mains drainage connection on site.

Mains Electricity on site.

Mains Gas on site.

B.T on site.

Building Regulations

Plans have been prepared and will be available to the purchaser for the submission of Building Regulations, as at May 2022. There is full detailed SUDS approval.

Lounge/Kitchen/Diner 25'9" x 13'4" (7.85 x 4.06)

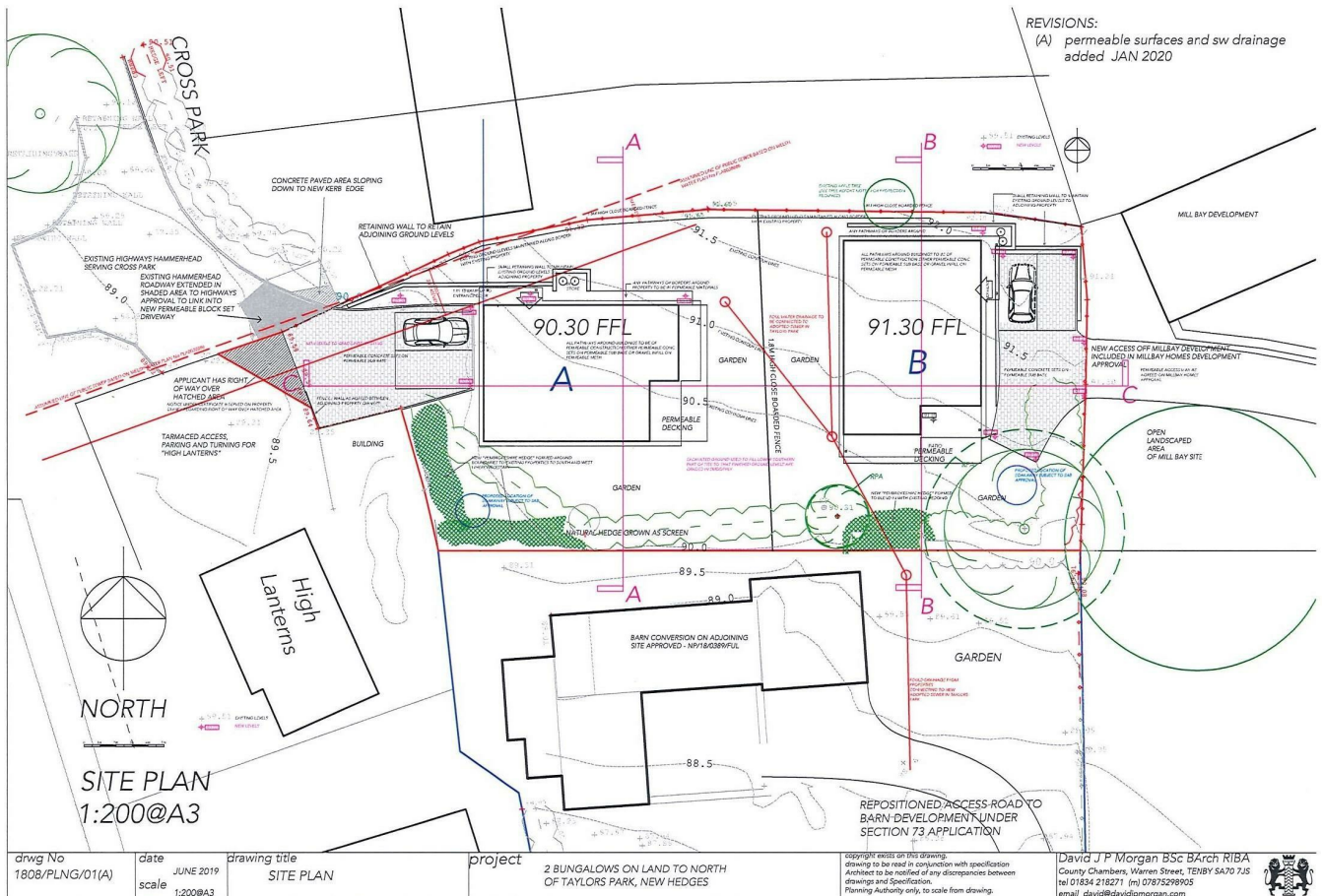
Bathroom 6'9" x 6'2" (2.06 x 1.88)

Master Bedroom 11'9" x 11'5" (3.58 x 3.48)

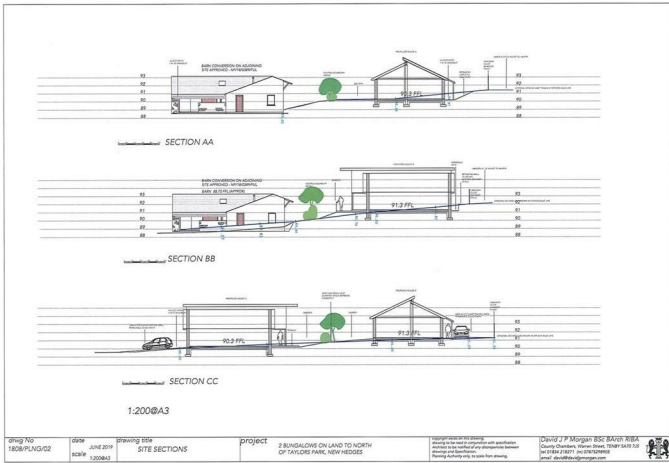
En-Suite 6'9" x 6'2" (2.06 x 1.88)

Bedroom Two 11'9" x 10'0" (3.58 x 3.05)

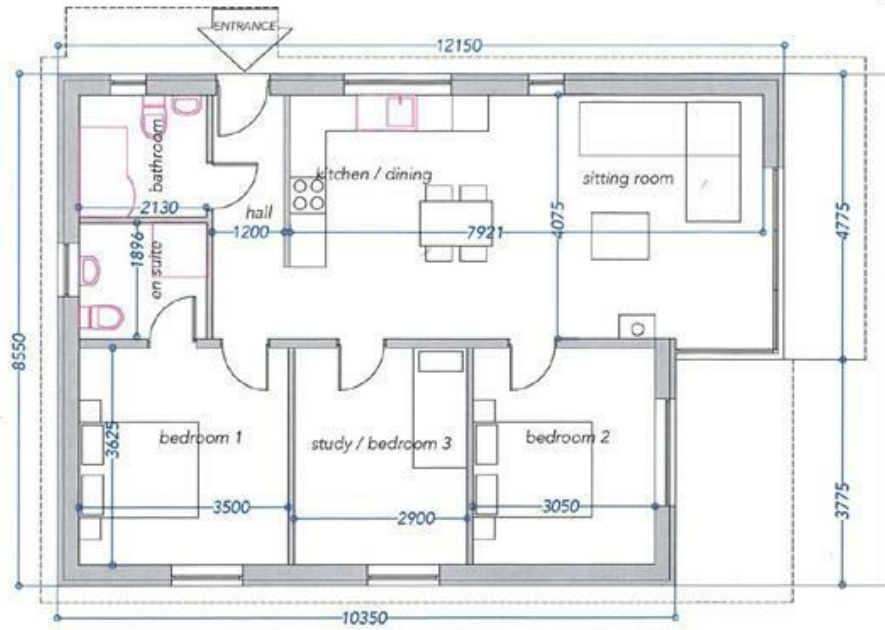
Bedroom Three/Study 11'9" x 9'5" (3.58 x 2.87)



From our office head out to the village of New Hedges. Pass the mini-market on the left hand side, continue up the hill and, just before the right hand bend, turn right into Cross Park. Plot A is at the end of the street. Post code for Sat. Nav is SA70 8TR

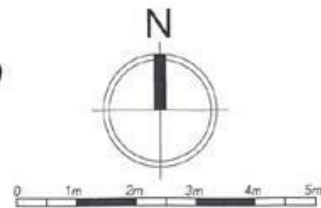


Floor Plan



HOUSE TYPE A (83.5 SQ.M)

LAYOUT PLANS 1 : 100



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