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OnTheMarket.com

MART OFFICE, LLANYBYDDER, CARMARTHENSHIRE, SA40 9UE
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Land adjoining Cwm March Prengwyn, Llandysul, SA44 4LR

Informal Tender £225,000

Exciting opportunity to purchase a convenient block of approx 22.5 acres of good quality agricultural land suitable for grazing or cropping being stock proof fenced with a natural water supply and plenty of natural shelter. The land is divided into 5 convenient & level pasture fields, being productive & in good heart. Ideal addition to existing enterprise.

**** FOR SALE BY INFORMAL TENDER (GUIDE PRICE - £225,000) ****

**** TENDERS TO BE SUBMITTED TO EVANS BROS, MART OFFICE, LLANYBYDDER, SA40 9UE BY 12 NOON THURSDAY THE 20TH OF NOVEMBER ****

Location

Conveniently situated in a noted agricultural locality only a short distance off a council road. The land is accessed over an initial right of way over a shared track.

Description



What3Words: deflated.unable.nurse

An exciting opportunity to acquire a productive parcel of grazing / cropping land split into 5 convenient enclosures with stock proof fencing & a natural water supply via a stream.

Mode of Sale

The land is offered for sale by Informal Tender and Best and Final Offers are invited by 12 NOON ON THURSDAY THE 20TH OF NOVEMBER 2025.

Tenders should be submitted to Evans Bros Auctioneers & Estate Agents Llanybydder and will be accepted by email, post or in hand but must be in writing and received by the closing date.

The land is being sold with vacant possession on completion of the sale (unless agreed otherwise)

By entering this process the vendors are not obliged to accept the highest or indeed any offer made for the purchase of the property and reserve the right to end the tender process early or withdraw the property from the tender process.

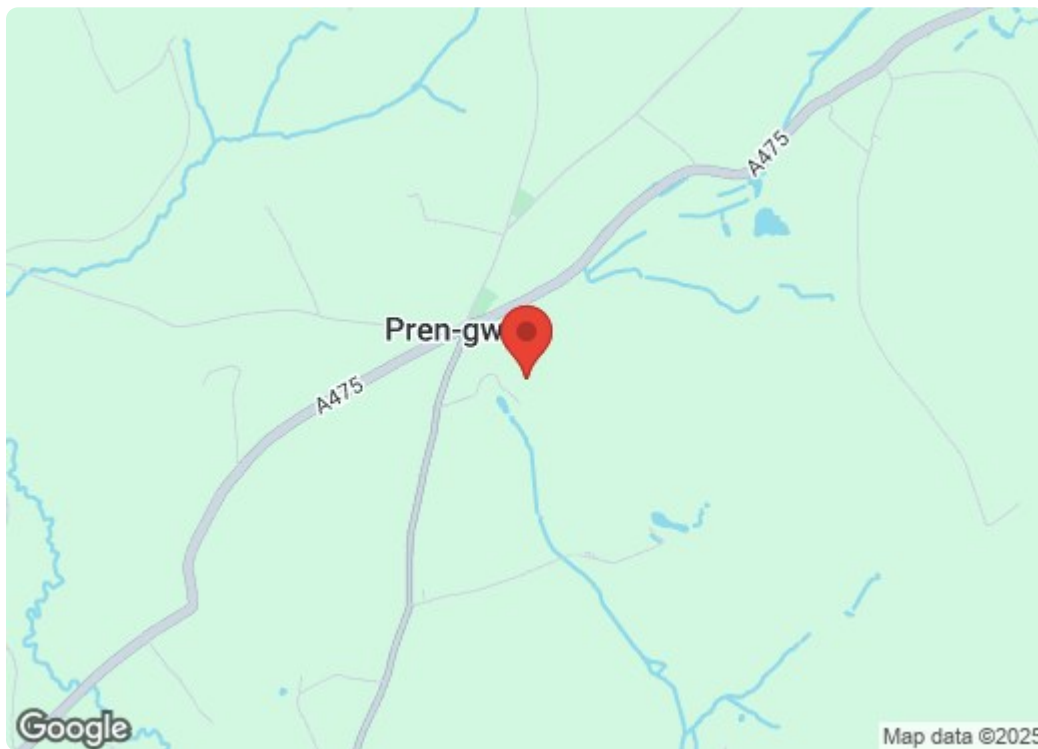
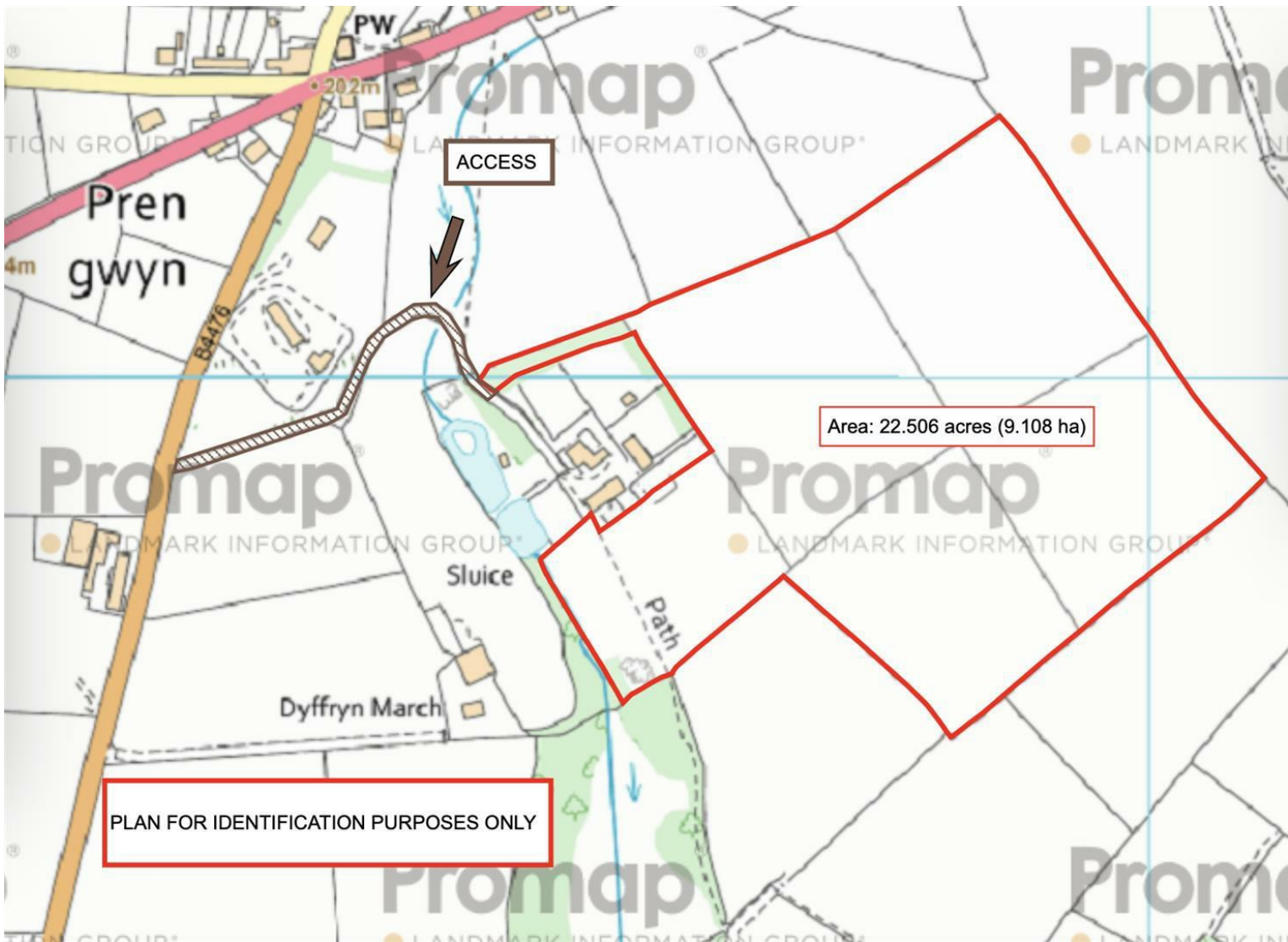
From the Prengwyn crossroads take the B4476 south (opposite the Gwarcefel Arms), continue along this road for a few hundred yards then take a left hand turning towards 'Cwm March', follow this track down then take a left hand turning before reaching Cwm March as identified by the Evans Bros directional arrow to the land.

Access



The land is accessed via an initially shared farm track that forks off to a owned track that leads to a gated entrance to the land.

Directions



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		



5 NOTT SQUARE, **CARMARTHEN**,
CARMARTHENSHIRE, SA31 1PG
Tel: (01267) 236611



39 HIGH STREET, **LAMPETER**,
CEREDIGION, SA48 7BB
Tel: (01570) 422395



1 MARKET STREET, **ABERAERON**,
CEREDIGION, SA46 0AS
Tel: (01545) 570462