



All enquiries Ref: Kristian Georgiou

- Freehold two floor detached building
- Five parking spaces
- Potential for development or change of use STPP and consents
- Full vacant possession

Location:

The property is situated on Bridgend Road. Public transport links are available at Tondy Train Station and Sarn Train Station along with a network of local bus services serving the surrounding areas. The property is served by road links including the A4063 and M4. Recreational pursuits can be found at Craig yr Aber Woods Country Park and Sarn Park.

Description:

A Freehold two floor detached building arranged to provide a commercial unit on the ground floor, ancillary space to the first floor and five off street parking spaces to the front of the property.

Accommodation:

First floor: Ancillary space
Ground floor: Commercial unit
Outside: Five parking spaces

EPC rating: C

Council Tax Band: TBC

Potential:

The property may be suitable for development or change of use to provide residential dwellings subject to planning permission and consents. Prospective purchasers must rely on their own enquires in this respect.

To view:

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

