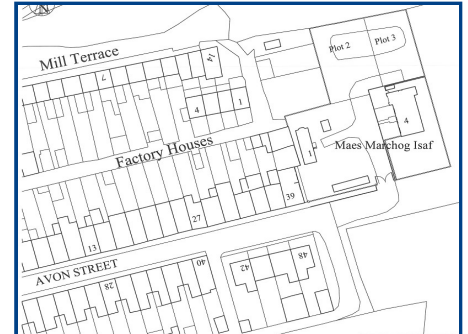


**Maes Marchog Isaf  
Glynneath  
Neath  
Neath Port Talbot.**

Price **£100,000**



- **OUTLINE PLANNING PERMISSION**
- **SEMI RURAL VILLAGE LOCATION**
- **CLOSE TO THE M4 CORRIDOR**
- **PLANNING REFERENCE P2023/0582**
- **APPROXIMATELY 31 METERS X 21 METERS**
- **MAIN SERVICES ON SITE**



**General Description**

**LOOKING TO BUILD!**

**WE HAVE WHAT YOUR LOOKING FOR - OUTLINE PLANNING PERMISSION!**

**Has been granted at Maes Marchog Isaf Glynneath. Call us today for further more information....**

## **Property Description**

**LOOKING TO BUILD!**

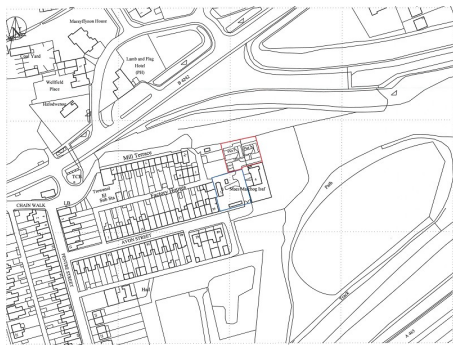
**WE HAVE WHAT YOUR LOOKING FOR -  
OUTLINE PLANNING PERMISSION!**

Has been granted at Maes Marchog Isaf Glynneath. Perfect, semi rural location with many local amenities, shops, primary schools, restaurants, local

Tesco store & beautiful rural walks. Also situated 30 minutes from The Brecon Beacon National Park & The Gower Peninsula. Call us today for more information.....

## **Services**

On site.



### **Important notice**

Clee, Tompkinson & Francis, (CTF) their clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate and no responsibility is taken for any error, omission, or miss-statement. The floor plan, text and photographs are for guidance and illustrative purposes only and are not necessarily comprehensive. 3: It should not be assumed that the property has all necessary planning, building regulation or other consents and CTF have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

### **Professional Services**

Our 14 chartered surveyors based at our offices throughout South, West & Mid Wales value and survey all property types - residential, rural & commercial. If you require professional property advice when purchasing or selling a property contact the team via [surveys@ctf-uk.com](mailto:surveys@ctf-uk.com).