



36 Acres Land at Penralltgeri , Newcastle Emlyn, SA38 9PA

Offers In Excess Of £324,000

37 Acres or thereabouts, in 5 enclosures.
The land is relatively flat or gently sloping.
Good access from the council road.
Suitable for grassland and arable.

Situation

Situated at OS Grid Ref. SN 3043 with access from a council roadway, an opportunity to acquire approx. 37 acres or thereabouts, in 5 enclosures. At around the 150/160m contour, the land is relatively flat or gently sloping with good access from the road.

Directions

From A487 at Gogerddan Crossroads, take B4333 to Newcastle Emlyn, passing through the villages of Beulah and Bryngwyn. 1/2 mile south of Bryngwyn, turn left at the crossroads by Upland and Groesffordd, continue for 400 yards, then turn right, and the land is on your right, as shown on the attached identification plan.

IACS Registered

No Entitlements included.

Tenure

Freehold and sold with full vacant possession.

Local Authority

Ceredigion County Council

Remarks

A very useful block of 37 acres, suitable for grassland and arable, in a ring fence and with good access.

To arrange a viewing please contact our Cardigan Office on 01239 612343.

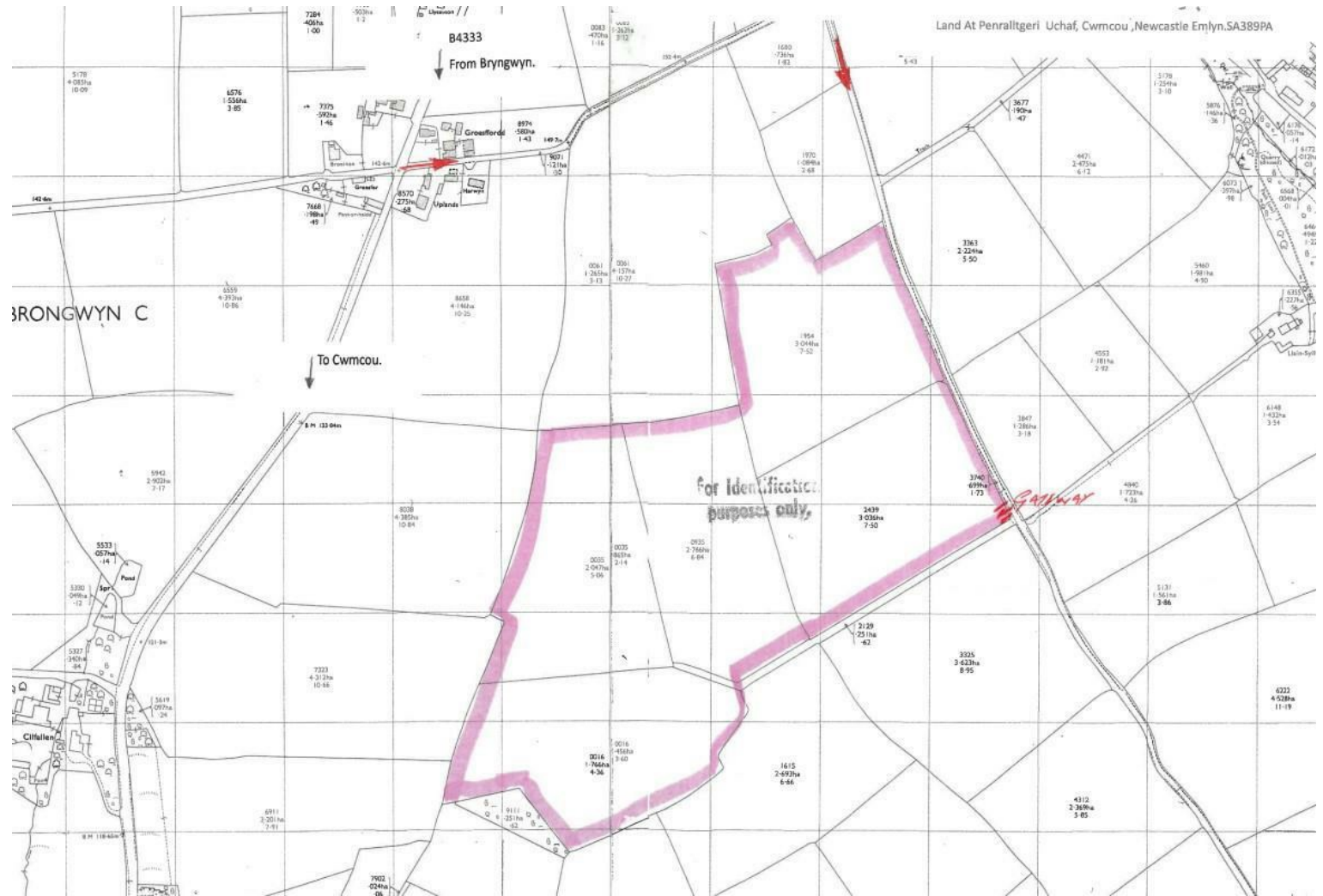
Schedule of Acreage

SCHEDULE

0016	7.96
0035	7.20
0935	6.84
2439	7.50
1954	7.52
TOTAL	37.02 Acres Or thereabouts



Plan Of The Land



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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