



Land at Pencastyll , Bridell, SA43 3DE

£38,000

A rare opportunity to purchase a field extending to 3 acres or thereabouts in Bridell, on the outskirts of Cardigan, just a few minutes drive from town.

Situation

Bridell is set amid beautiful Welsh countryside, just a short drive from the bustling historic town of Cardigan with all modern and boutique amenities, GPs, schools etc and the charming town of Crymych with its shops, eateries, schools and GP surgery. It's also within easy driving distance from the magnificent coastline of Cardigan Bay with its many sandy beaches and footpaths here in West Wales.

The Land



Extending to approximately 3 acres or thereabouts and is gently sloping and currently laid to pasture with spring water and roadside access. Ideal for a buyer who wishes to keep horses etc or benefit from the amenity use of the land.

Shown on the plan is an area marked in blue, which is excluded from the sale as a new access track will be constructed for a neighbouring property.

Please note that this land is designated as agricultural and planning for residential development is considered unlikely.

Tenure

We understand the land to be Freehold.

Services

We are informed the land does not benefit from any mains service connections. Spring water only.


Floor Plan



Area Map



Energy Efficiency Graph

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 	

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.

5 High Street, Cardigan,
Ceredigion, SA43 1HJ
T: 01239 612 343
E: cardigan@jjmorris.com

21 West Street, Fishguard
Pembrokeshire, SA65 9AL
T: 01348 873 836
E: fishguard@jjmorris.com

4 Picton Place, Haverfordwest
Pembrokeshire, SA61 2LX
T: 01437 760 440
E: haverfordwest@jjmorris.com

Hill House, Narberth,
Pembrokeshire, SA67 7AR
T: 01834 860 260
E: narberth@jjmorris.com