



Building Plot Adj to 122 St. Davids Road, Letterston, Haverfordwest, Pembrokeshire, SA62 5ST

Price Guide £99,950

Fronting St Davids Road, a good sized, level lying Building Plot on which Detailed Planning Consent has been granted for a Detached, 3 Bedroom, Two Storey Dwelling House. The development has already commenced and on that basis the Planning Consent is considered as being live. Mains Water, Electricity and Drainage are available in the vicinity of St Davids Road (but not connected to the Plot). The Plot is bounded at the roadside by a substantial stone built boundary wall. Individual Building Plots of this nature are few and far between and early inspection is strongly advised. Plans Available at the Fishguard Office. Realistic Asking Price.

Description

The Building Plot concerned is slightly elevated and is in the main either level lying or gently sloping with a southerly aspect.

The Plot has a Frontage of approximately 83 feet onto St Davids Road and a maximum Depth of 68 feet approx.

Detailed Planning Consent has been granted for a Detached two Storey Dwelling House in accordance. Detailed Plans along with Elevation Drawings, Ground and First Floor Layout Plans are available by request at the Fishguard Office.

Services

Mains Water, Electricity and Drainage are available in the vicinity of St Davids Road (but not connected to the Plot).

Tenure

Freehold with Vacant Possession upon Completion.

Planning Consents

A copy of the Detailed Planning Consent is available from the Fishguard Office.

SAP Report

A SAP Report and Calculations are available from the Fishguard Office.

Remarks

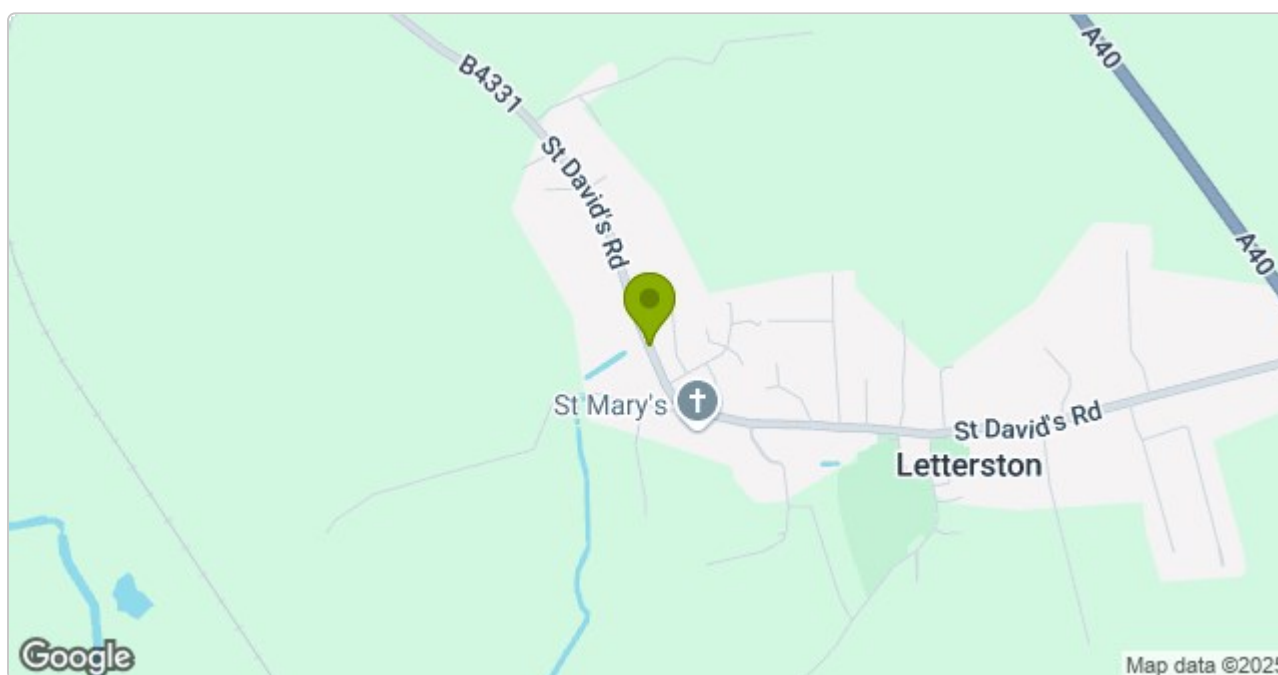
Individual Building Plots of this nature are few and far between and early inspection is strongly advised. The Plot is of a good size and fronts onto St Davids Road and is within half a mile or so of the centre of the Village and its amenities. To appreciate the physical size of the Plot and indeed the location and outlook, inspection is essential. Realistic Asking Price.

Directions

From Fishguard, take the Main A40 road south for some 5 miles and in the centre of the village of Letterston, take the turning on the right at the crossroads, signposted to St Davids and Mathry. Continue on this road for approximately half a mile or so, passing the turning on the right into Rectory Close and a 100 yards or so further on, the Building Plot is situated on the right hand side of the road (just prior to Nant-y-Ffynnon). A "For Sale" Board is erected on site.

Alternatively from Haverfordwest, take the Main A40 road north for 10 miles and in the village of Letterston take the turning on the left at the crossroads, signposted to St Davids and Mathry. Follow directions as above.

Area Map



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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