



- Approx. 55 Acres of Broadleaf Young Woodland
 - Four Wildlife Ponds
- Approx. 37,000 Trees Planted in 2004/05
 - South Facing

GENERAL AND SITUATION

Approximate Distances:
Cwmdu 1½ miles • Llandeilo 8 miles
Lampeter 18 miles

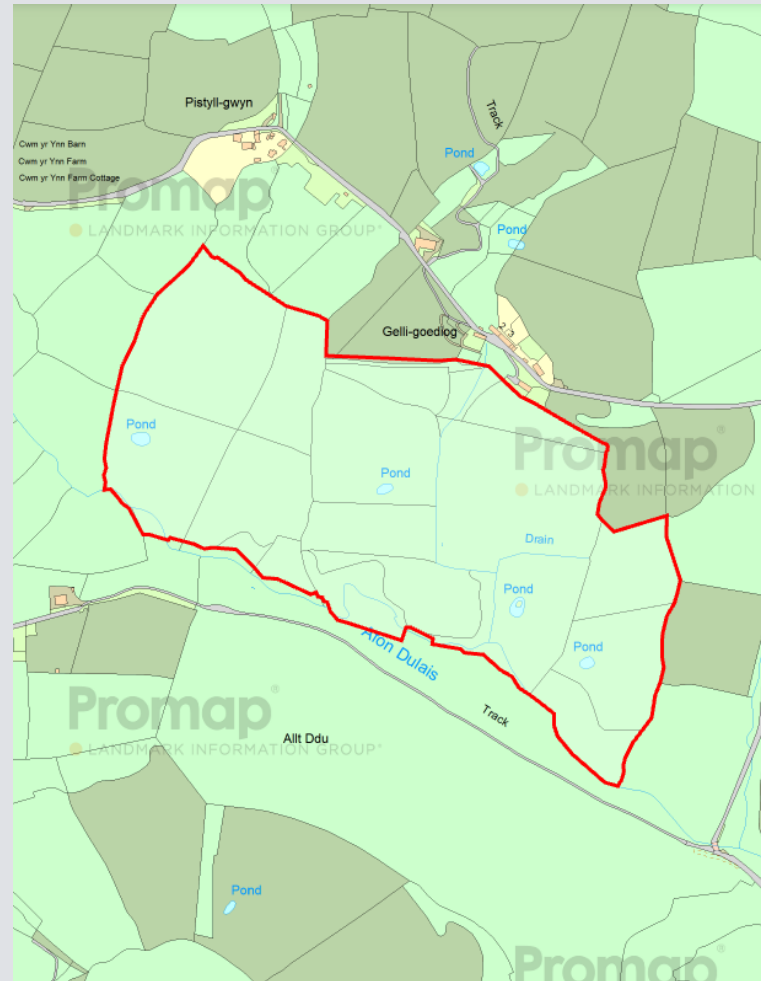
Approx. 55 acres of young broadleaf woodland on a south facing bank with four wildlife ponds

We're informed there are approx. 37,000 trees which were planted in 2004/5. The trees are a mix of willow, cherry, sycamore, oak, ash, rowan, birch and sweet chestnut with occasional naturally established mature trees.

A small stream (The Afon Dulais) flows along the southern boundary.

Access is off a council lane opposite Gelli Goediog Farmhouse and there are a number of rides through the woodland, although they are currently overgrown with bramble and bracken.

**IN ALL APPROX. 55 ACRES
(About 22 Hectares)**



Please note this plan is for guidance only, its accuracy cannot be guaranteed.

VIEWING

Strictly by appointment only with the Agents

LOCAL AUTHORITY

CARMARTHENSHIRE COUNTY COUNCIL
Tel: 01267 234567

SERVICES

No mains services are connected

TENURE Freehold

DIRECTIONS

From the B4302 Talley Road follow signs to Cwmdu, proceed through the village and take the first turn right. Follow the lane for just over a mile, bear right over the small bridge, continue up the hill and the woodland is then on the left hand side, opposite Gelli Goediog Farmhouse.

what3words ///approvals.molars.spotted

RURAL SCENE
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