

On the instructions of



**Online Auction**  
Thursday 11<sup>th</sup> June 2026

Pandy Pumping Station,  
Pandy, Llangollen, Wrexham, LL20 7DL





Freehold former pumping station on a site of approximately 0.048 hectares (0.12 acres), with potential for alternative use subject to consents. Vacant possession.

Guide Price: £14,000

Bidder security deposit: £3,500

Start time: 10.00am

### Property Summary

- On the instructions of Severn Trent Water
- Freehold derelict pumping station
- Potential for alternative use, subject to consents
- Site area 0.048 hectares (0.12 acres)
- Vacant possession
- This Lot will not be sold prior to auction



0.048 hectares (0.12 acres)



## Location

Pandy is located 17 miles south-west of Wrexham, 29 miles north-west of Shrewsbury and 12 miles north-west of Oswestry close to the Wales-England border.

The property is accessed via the B4579 and B4500 and is situated in a rural area within the Ceiriog Valley near Glyn Ceiriog for local amenities and the larger tourist town of Llangollen, which is known for the International Musical Eisteddfod. The location captivates visitors with its quiet, rolling hills, scenic and secluded areas.

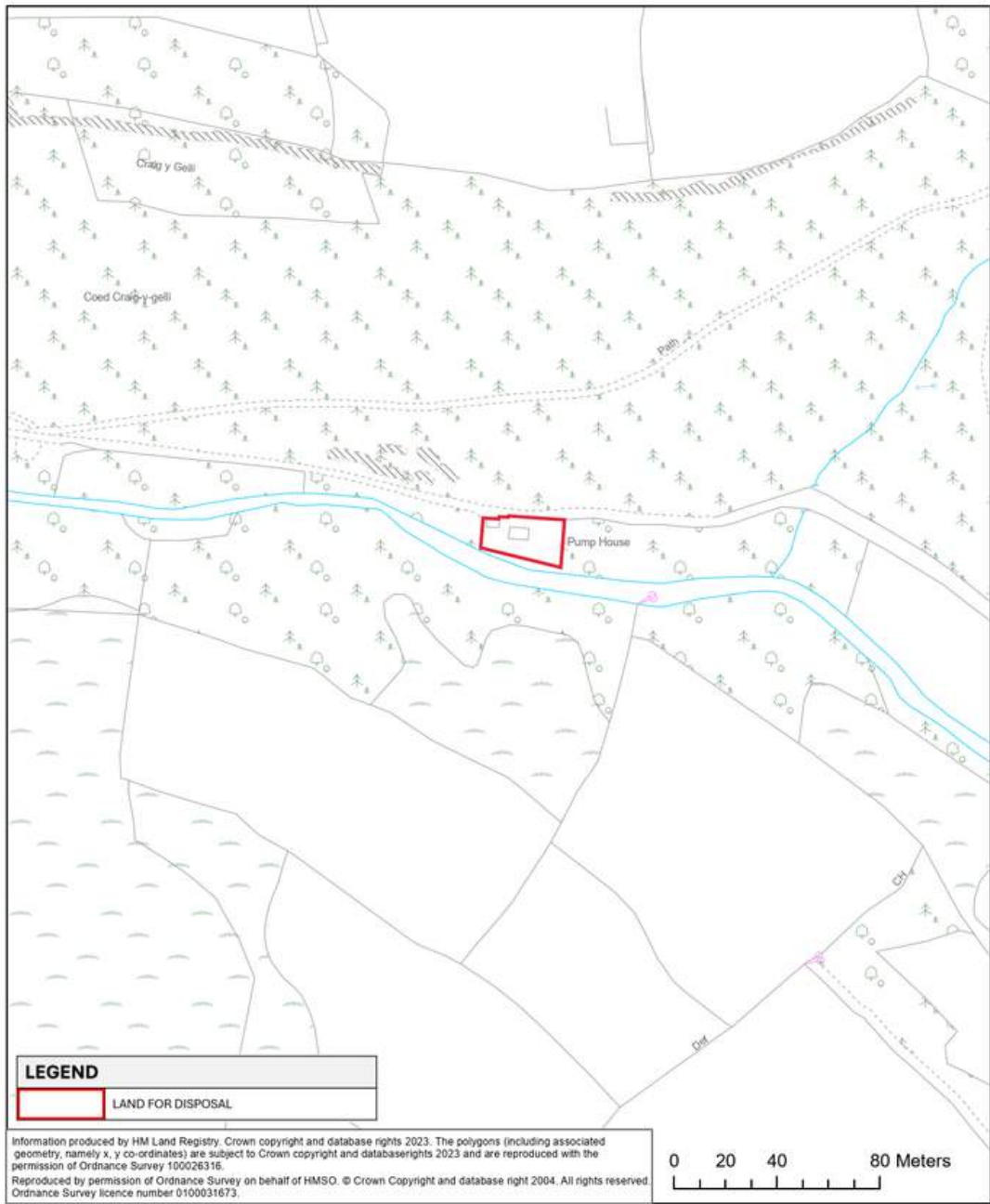
Grid Reference: SJ185363

[www.gridreferencefinder.com](http://www.gridreferencefinder.com)

<https://what3words.com/sway.flannel.breath>

## Description

The property comprises a two storey detached former pumping station of brick construction on a site of approximately 0.048 hectares (0.12 acres). There is potential to convert the building for alternative use, subject to consents. Water and gas services are available in the public highway. Electricity and telecoms are available on site. Interested parties should refer to the legal pack and make their own enquiries to satisfy themselves on the availability of any services.



severn dee	
	URN/Deed No: 8499/CYM807940
	Grid Ref: SJ185363

**LAND AT PANDY  
LLANGOLLEN  
WALES  
LL20 7DL**

Scale:	<b>1:2,000 (A4)</b>
Date:	<b>05/01/2026</b>
Drawn By:	<b>OS</b>
Area:	<b>0.12 Acres</b>

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## Planning

We advise interested parties to rely on their own enquiries regarding any potential alternative uses for the site.

## Local Authority

Wrexham County Borough Council (01978 298 994) [www.wrexham.gov.uk](http://www.wrexham.gov.uk)

## Note

Interested parties should read the legal pack for further information relating to easements, overages and restrictions on use, for example, that may be applicable to the site.





**Guide Price**

£14,000

**Tenure**

Freehold

**EPC**

Not Required

**VAT**

VAT is not payable

Sanderson  
Weatherall**Viewings**

Viewings are strictly by appointment through the selling agents.  
Please contact us to arrange a viewing.

Contact: 020 7851 2100

Website: [www.swpropertyauctions.co.uk](http://www.swpropertyauctions.co.uk)**Legal documentation**

Interested parties should read the legal pack for further information relating to easements, overages and restrictions on use, for example, that may be applicable to the site.

**Seller's Solicitor**DWF Law LLP | 0333 320 2220 | [stwauctions@dwf.law](mailto:stwauctions@dwf.law)**Oliver Childs****Tel: 07732 681150****Email: [oliver.childs@sw.co.uk](mailto:oliver.childs@sw.co.uk)**

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