EVANS BROS.
QUALIFIED ESTATE AGENTS, VALUERS & AUCTIONEERS
Established in 1895
www.evansbros.co.uk OnTheMarket.com
MART OFFICE, LLANYBYDDER, CARMARTHENSHIRE, SA40 9UE
Tel: **(01570) 480444** Fax: (01570) 480988 E-mail: llanybydder@evansbros.co.uk









Approx 30 Acres Part of Nanthenfoel Farm Creuddyn Bridge, Lampeter, SA48 8AZ

Informal Tender £240,000

An excellent opportunity to acquire a productive block of approximately 30 acres of grazing and cropping land, conveniently situated at Creuddyn Bridge, near Lampeter. The land is laid out in one easily managed & well fenced enclosure, being in good heart and benefiting from extensive roadside frontage, providing good accessibility. Enjoying an attractive rural setting with panoramic views across the surrounding countryside, the land is well suited to a variety of agricultural uses and would make an ideal addition to an existing farming enterprise or a worthwhile investment for those seeking a versatile parcel of agricultural land in a noted farming locality.

** FOR SALE BY INFORMAL TENDER (GUIDE PRICE - £240,000) **

** TENDERS TO BE SUBMITTED TO EVANS BROS, MART OFFICE, LLANYBYDDER, SA40 9UE BY 12 NOON THURSDAY THE 17TH OF DECEMBER 2026. **

Location



The land is attractively situated in a noted agricultural locality, only approximately 2 miles from Felinfach. The land is within easy travelling distance of the A482 roadway, making the land convenient to prospective purchasers in the Lampeter / Aberaeron corridor & surrounding areas.

Description



An excellent opportunity to acquire a prime block of cropping / grazing land that is well fenced with good roadside frontage. The land is easily accessible just a short distance from the A482 Lampeter to Aberaeron roadway & would make an ideal addition to an existing enterprise or for those looking to invest in agricultural land in an idyllic countryside location.

Access



Mode of Sale

The land is offered for sale by Informal Tender and Best and Final Offers are invited by 12 NOON ON THURSDAY THE 17TH OF DECEMBER 2026.

Tenders should be submitted to Evans Bros Auctioneers & Estate Agents Llanybydder and will be accepted by email, post or in hand but must be in writing and received by the closing date.

The land is being sold with vacant possession on completion of the sale (unless agreed otherwise)

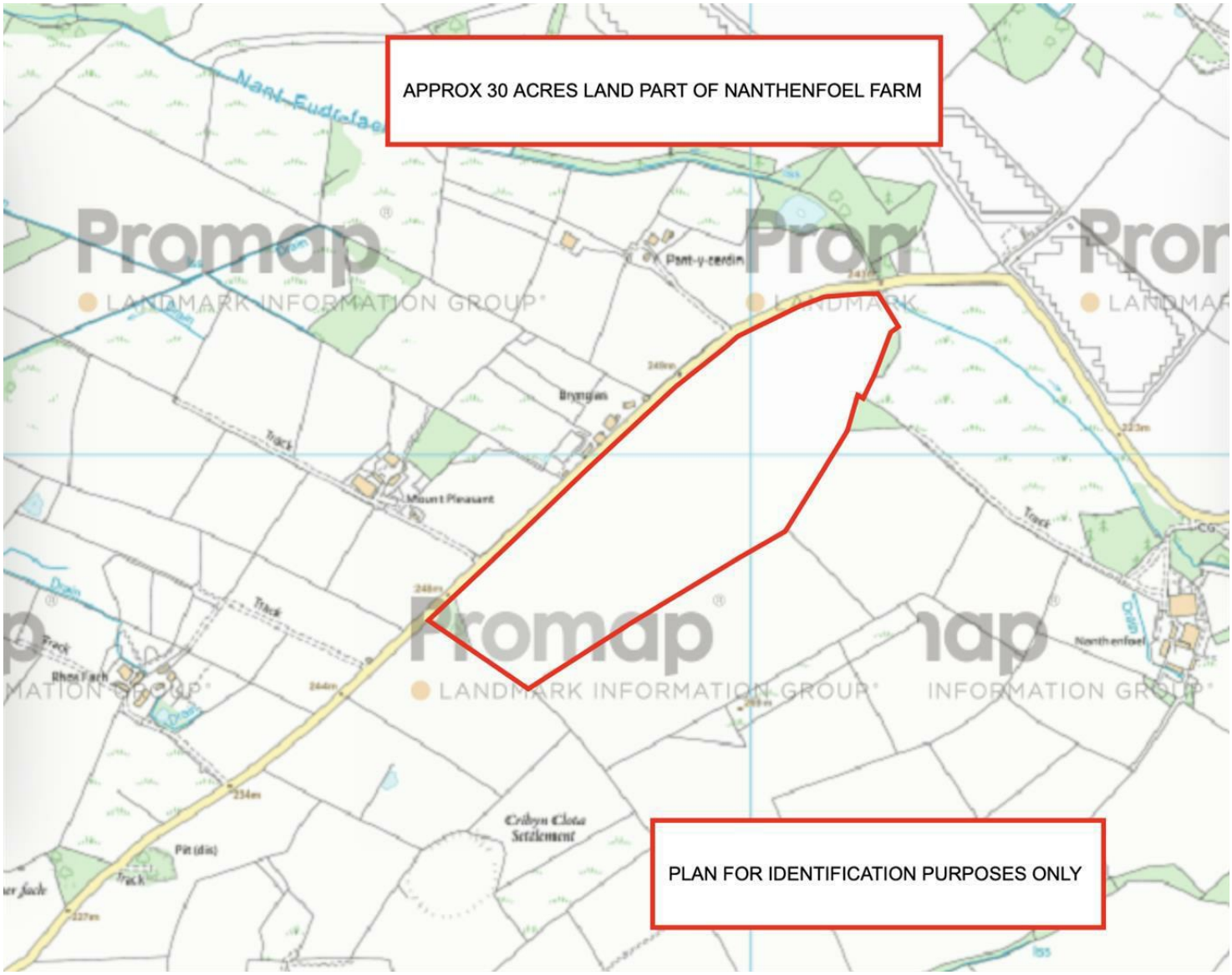
By entering this process the vendors are not obliged to accept the highest or indeed any offer made for the purchase of the property and reserve the right to end the tender process early or withdraw the property from the tender process.

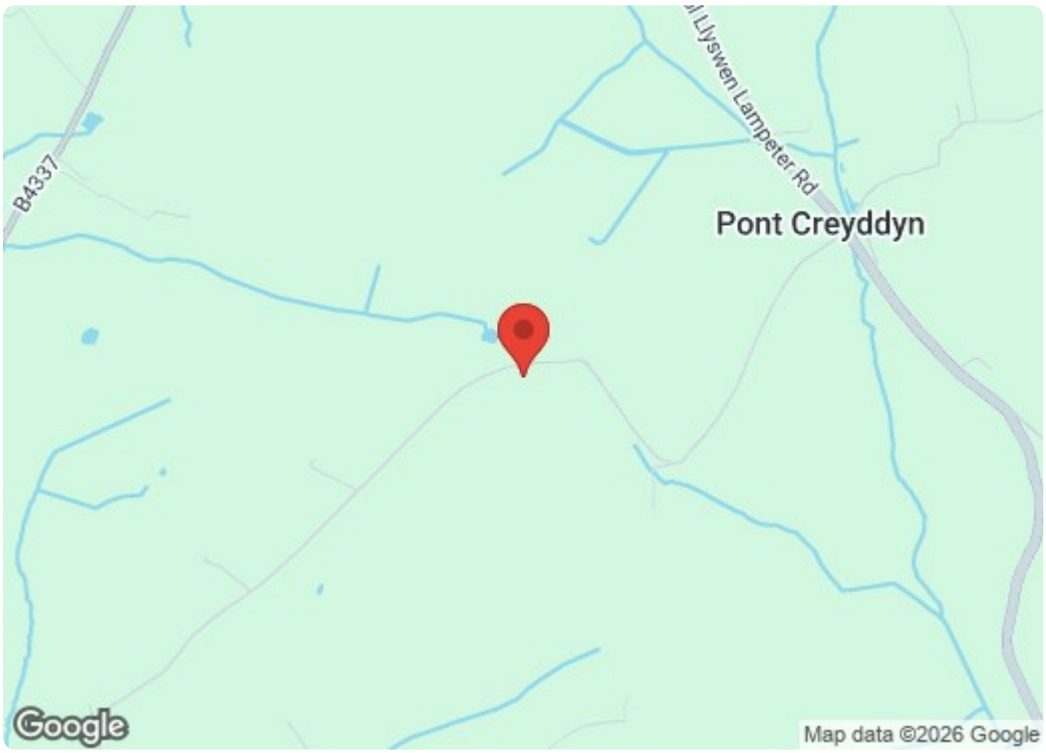
Please Note

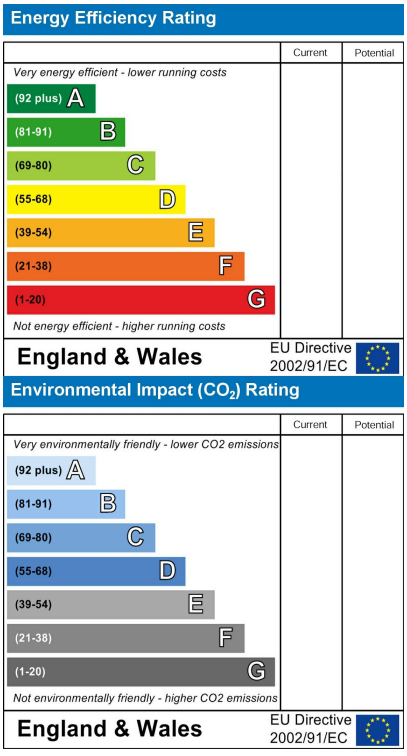
The land is offered for sale subject to and with the benefit of all existing, easements, wayleaves, covenants, restrictions, agreements and other rights or obligations, whether referred to in these particulars or not. Prospective purchasers are advised to make their own enquiries through their legal advisers to satisfy themselves as to the nature and extent of any such matters affecting the land.

Directions

What3Words: commuting.votes.multiples







EVANS BROS.

5 NOTT SQUARE, **CARMARTHEN,**
CARMARTHENSHIRE, SA31 1PG
Tel: (01267) 236611

EVANS BROS.

39 HIGH STREET, **LAMPETER,**
CEREDIGION, SA48 7BB
Tel: (01570) 422395

EVANS BROS.

1 MARKET STREET, **ABERAERON,**
CEREDIGION, SA46 0AS
Tel: (01545) 570462

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