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For Guidance Only



Land near Penbontbren, Glynarthen, Llandysul

£100,000

16.65 Acres of Thereabouts • Productive Pastureland • Well Fenced with Water Connection • Council Road Frontage

Contact Cardigan Office



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Ceredigion SA43 1HJ



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Situation

AT OS Grid Reference SN 310 492, directly opposite Penbontbren Bed & Breakfast complex, approximately 1 mile south of the A487, approximately 8 miles from Cardigan Town.

Directions

From Cardigan proceed towards Aberaeron on the A487, passing through Penparc, Blaenporth, etc. Continue through Tanygroes and pass Llwynhelyg Farm Shop on your right hand side. Shortly after, take the junction on your right which is signposted to Penbontbren Luxury Bed & Breakfast Suites. Follow this road for approximately 1 mile and you arrive at Penbontbren and the land is in front of you.

Description

An area of approximately 16.6 acres (6.66 ha) within a ring fence with the Afon Dulas running along one boundary, all pasture land, being flat or gently sloping with good road frontage. A public footpath crosses the land north to south (leading to Glynarthen).

Tenure

Freehold and available with full vacant possession upon completion.

General Remarks

A handy piece of grazing or cropping land available at a realistic figure.

What3Words

///revamping.gravy.tweed



Plan for guidance only.



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