

LAND ADJ 5 HEOL AUR

DAFEN | LLANELLI | SA14 8QN



DEVELOPMENT LAND
FOR SALE

- DEVELOPMENT LAND (STANC)
- APPROXIMATELY 1 ACRE (0.40 HECTARES)
- ESTABLISHED COMMERCIAL LOCATION
- CLOSE TO J48 M4 MOTORWAY
- OFFERS IN THE REGION OF £150,000

LOCATION

Heol Aur is located close to the A4138, which is the main access road linking J48 of the M4 motorway, which lies approx, 3 miles to the north, with Llanelli Town Centre, being approx 2 miles to the south west. Prominent occupiers in the immediate vicinity include Marelli, Gestamp Tallent, Wales Air Ambulance, Yodel, Mid and West Wales Fire and Rescue Service.

DESCRIPTION

An irregular shaped parcel of land, with shared access off Heol Aur. The site amounts to cir 1 acre (0.40 Ha).

TENURE

We have been informed the property is held Freehold.

PRICE

Offers in the region OF £150,000

VAT

All prices are quoted exclusive of VAT. Our client reserves the right to charge VAT on all payments.

Legal Costs

Each party to pay their own legal costs on this transaction.

FURTHER INFORMATION

For further information or to arrange a viewing, please contact sole selling agents Hunt & Thorne Chartered Surveyors.

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May 2023

AGENCY - PROPERTY MANAGEMENT - LEASE ADVISORY - INVESTMENT - DEVELOPMENT - ACQUISITION

Hunt & Thorne Limited - Company Registration No 13141652. Suite 3, First Floor Copper Court, Phoenix Way, Enterprise Park, Swansea Wales SA7 9FG

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