jjmorris.com

Fishguard Office:
21 West Street, Fishguard, Pembrokeshire, SA65 9AL
T: 01348 873836
E: fishguard@jjmorris.com

CHARTERED SURVEYORS | ESTATE AGENTS | VALUERS | AUCTIONEERS

Plot formerly part of Delfryn, Stop and Call, Goodwick, Pembrokeshire, SA64 0EX

Price Guide £65,000

Within a half a mile or so of the centre of Goodwick, a level lying Single Building Plot which has frontage onto the Goodwick to Llanwnda Council Maintained District Road. The Plot is of a good size and would be suitable for a Single Dwelling or a pair of Semi Detached Dwellings on site. Individual Building Plots of this nature are few and far between and early inspection is strongly advised. Realistic Price Guide.

Description

The Building Plot concerned is a level lying Plot and has a frontage of 54' approx onto the Council Maintained District Road and an average depth of approximately 110'. The Plot would be suitable for either One Dwelling or a pair of Semi Detached Dwellings on site. Planning Consent was granted for Residential Development on the Site of Delfryn on the 21st January 2016. A copy of the Planning Permission is attached as Application Number 15/0203/PA.

The boundaries of the Plot concerned are coloured red on a Plan, which is available from the Fishguard Office.

Services

We understand that Mains Water, Electricity, Gas and Drainage are available in the vicinity of the Property and Heol Penlan.

Tenure

Freehold with Vacant Possession upon Completion.

General Remarks

Individual Building Plots of this nature are few and far between and early inspection is strongly advised. The Plot concerned is ideally suited for a pair of Dwellings or alternatively, it would be suitable for a single Dwelling (subject to any necessary Change of Use and/or Planning Consents). Realistic Price Guide.

Directions

From the Offices of Messrs J. J. Morris at 21 West Street turn left and proceed in the direction of Goodwick. At the first roundabout, take the second exit signposted to Goodwick and Fishguard Harbour. Continue on this road for some 600 yards or so and at the second roundabout adjacent to Tesco Express, take the second exit (straight on) and proceed up to Goodwick. At The Rose & Crown Public House, turn left and continue straight on up Goodwick Hill in the direction of Strumble Head. Proceed around the hairpin bend and follow the road to the left and a 100 yards or so further on, the Plot concerned is situated on the left hand side of the road. A For Sale Board is erected on site.

Area Map

5 High Street, Cardigan,
Ceredigion, SA43 1HJ
T: 01239 612 343
E: cardigan@jjmorris.com

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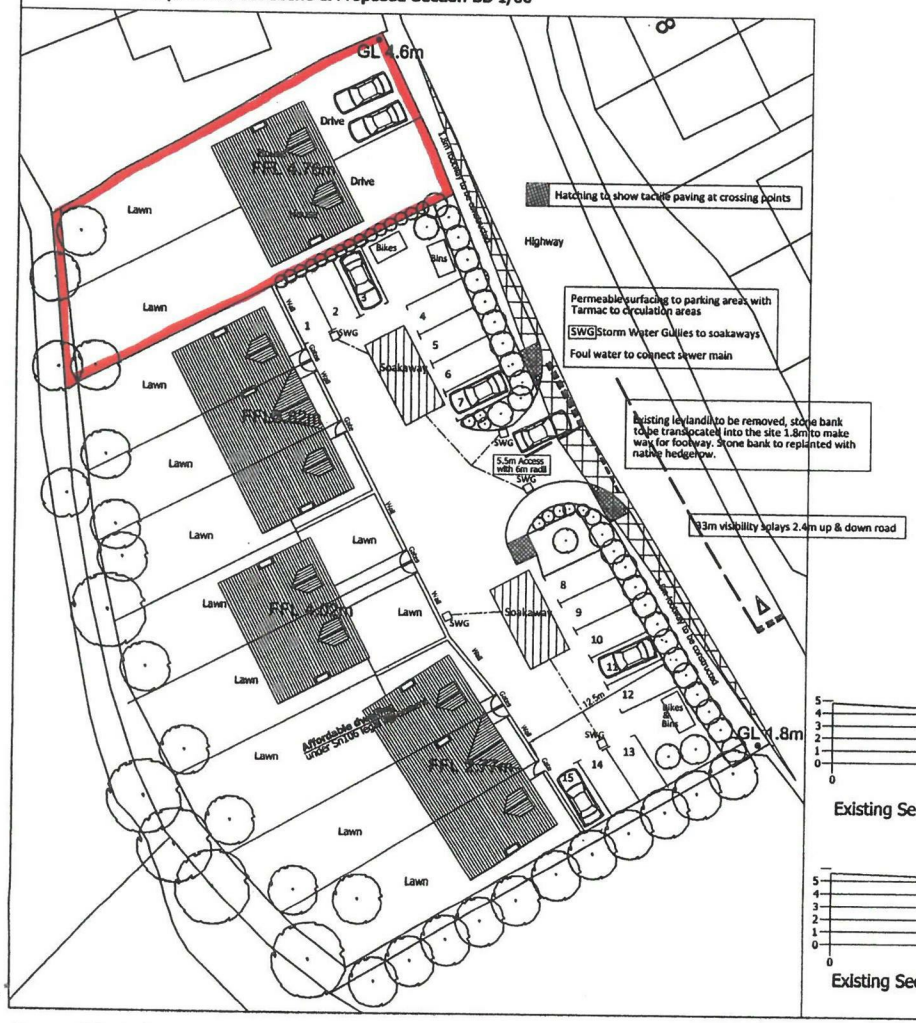
Pembrokeshire, SA65 9AL
T: 01348 873 836
E: fishguard@jjmorris.com

4 Picton Place, Haverfordwest
Pembrokeshire, SA61 2LX
T: 01437 760 440
E: haverfordwest@jjmorris.com

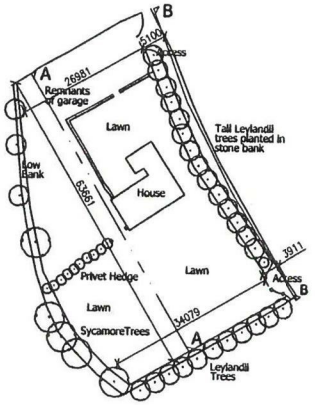
Hill House, Narberth,
Pembrokeshire, SA67 7AR
T: 01834 860 260
E: narberth@jjmorris.com

Drawing No. BD1791/01 Rev C

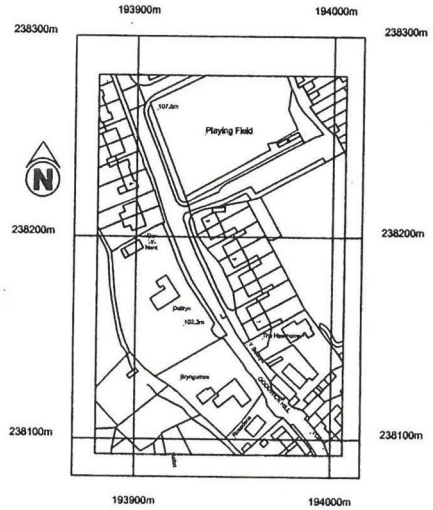
Proposed Street Scene & Proposed Section BB 1/00



Proposed Block Plan 1/200



Existing Block Plan 1/500



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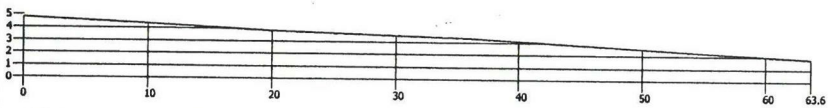
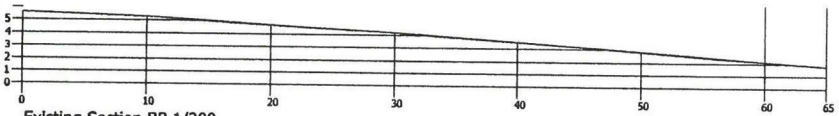
Location plan 1/1250

FOR IDENTIFICATION PURPOSES ONLY



Existing Section AA 1/200



Existing Section BB 1/200

Status: Planning
Rev: C 8/9/15 Highways Comments

Project:
Proposed Dwellings @ Delfryn
Stop & Call
Goodwick
Pembrokeshire
SA64 OEX

Drawing No:
BD1791/PL01 Rev C

Scale:
As shown @ A1

Drawn:
JW November 2014

Bell Designs 34 St Mary Street, Cardigan, Cambrian SA43 1DH
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A1 size sheet

THIS PLAN HAS BEEN REDUCED AND IS NOT TO SCALE.

12 Hectares
Acres
Metres
Feet

One grid square on this represents one hector

Ordnance Survey, Southampton.

Geographical County
County Council
County of the City

Residential Development Land being part of
Delfryn, Heol Penlan, Stop & Call,
Goodwick, Pembrokeshire

Plan Not to Scale

Plan for Identification Purposes Only