R.K. LUCAS & SON
ESTABLISHED 1789

Pembrokeshire's Property Professionals

The Tithe Exchange
9 Victoria Place
Haverfordwest
SA61 2JX

01437 762538

Alexandra House
69 Charles Street
Milford Haven
SA73 2HA

01646 695713

www.rklucas.co.uk info@rklucas.co.uk

Chartered Surveyors | Valuers | Auctioneers | Estate Agents | Energy Assessors

£2,000,000

Land adjoining A4076,

Johnston, Haverfordwest SA62 3PB

An opportunity to acquire the freehold interest in approximately 6.97 acres (2.82 hectares) of land in a strategic location fronting onto the A4076 on the periphery of the village of Johnston, approximately mid-way between Milford Haven and the County Town of Haverfordwest.

Johnston has a whole range of amenities including a petrol filling station, Post Office, Shop/Off Licence and a number of Public Houses, and benefits from a County Primary School. There is also a Railway Station.

Zoopla.co.uk RICS NHER Registered Member rightmove.co.uk The UK's number one property website

Planning
We understand that the site is currently not within the Settlement Boundary of the Local Development Plan, although the Vendor's Planning Consultant will be making representations to the Planning Authority to have the site included in the new LDP.

VAT
The price quoted is exclusive of VAT (where applicable).

Legal Costs
Each Party to bear its own legal costs and charges.

Price
£2,000,000. The Vendor may be willing to enter into a conditional Contract, or Option Agreement, subject to the grant of planning permission for residential development.

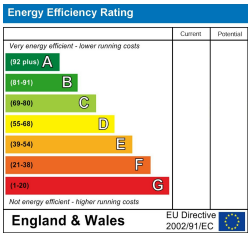
Viewing
Strictly by appointment with R K Lucas & Son (Chris Hunter).

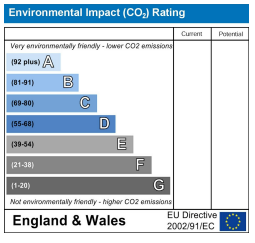
Local Authority
Pembrokeshire County Council (01437 764551).

Services
Contact Utility Companies.

Tenure
Freehold.

SUBJECT TO CONTRACT AND AVAILABILITY.





These particulars are supplied subject to the property being unsold/let/unlet and on the express conditions that negotiations for purchase or otherwise are made through and deposit paid to R K Lucas & Son. The description is believed to be accurate, but it is issued as a guide only, thereafter the agents do not hold themselves responsible for any errors in description as the property will be sold/let according to the contract issued by the Vendor's/Lessor's Solicitors.