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**Hardstanding At, Nash Avenue, Tanerdy, Carmarthen, Carmarthenshire, SA31 2AX**

**Offers Around £4,500 ono**

A chance to buy a concrete hardstanding on the edge of the county town of Carmarthen. The plot (which measures approx 47' x 10') has been previously used for storage but is now surplus to requirements and has access directly off Nash Avenue - a small conveniently set cul de sac directly opposite West Wales General Hospital.

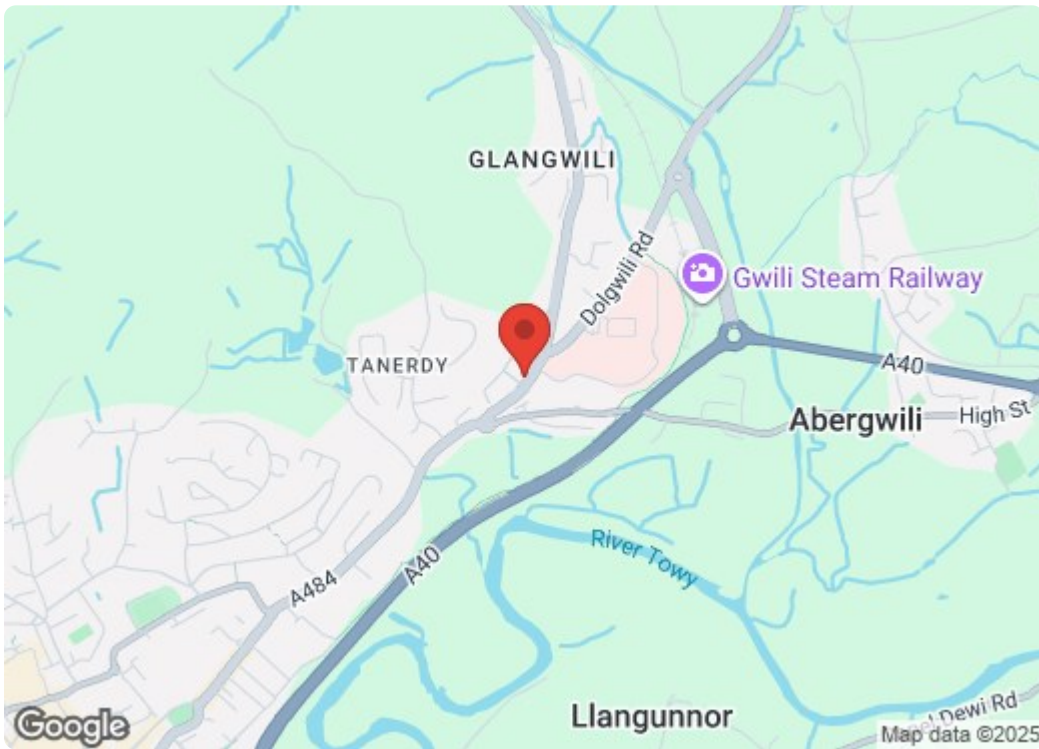
## LOCATION & DIRECTIONS



What3Words location: [///kiosk.marathons.regarding](https://www.what3words.com/?q=///kiosk.marathons.regarding) Very conveniently set at OS Grid Ref SN 426 212 at the end of a sought after residential cul de sac on the edge of the county town of Carmarthen, being just an easy 3 minute walk from West Wales General Hospital and ¼ of a mile from Carmarthen by-pass for the M4 link at Cross Hands and only 1 mile from Carmarthen Town Centre. From the TOWN CENTRE proceed out along Priory Street and pass the petrol station on the left. At the roundabout, take the 1st turning off for Lampeter / Cardigan and after just approx 50 yards turn left into NASH AVENUE but take the lane immediately right. Proceed approx 150 yards and the hardstanding will be seen on the left.

## BOUNDARY PLAN



PLEASE NOTE THIS PLAN IS PROVIDED FOR IDENTIFICATION PURPOSES ONLY.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



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