EVANS BROS.
QUALIFIED ESTATE AGENTS, VALUERS & AUCTIONEERS Established in 1895
39 HIGH STREET, LAMPETER, CEREDIGION SA48 7BB
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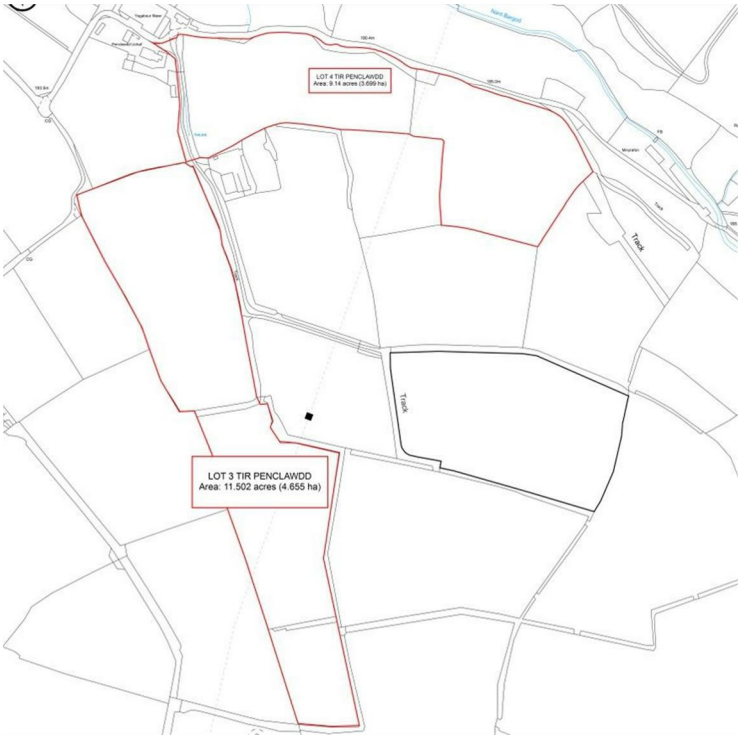
Lot 3 & 4- Land at Tir Penclawdd Uchaf Rhos, Llandysul, Carmarthenshire, SA44 5HF

Guide Price £80,000

A healthy parcel of upto 20 acres of productive pasture land being well fenced and with natural water supplies in a great position with far reaching views over open country side and located just off a council maintained roadway with lot 3 accessed via a shared hard based track
Available as a whole or in 2 lots of 11 and 9 acres respectively.

Lot 3 - 11.7 acres in 3 fields - Guide price £80,000
Lot 4 - 9 acres divided into 2 fields with field shelter - Guide price £90-100,000

Location



Situated in a noted agricultural locality, approx half a mile form the rural community of Rhos in North Carmarthenshire.
The land is located at the termination of a council maintained no through road

Description

A healthy parcel of productive pasture land recently subject to significant investment and improvement by reseeding, refencing, new gates and water troughs, now ready for production. The land is mostly capable of being cropped/harvested and is ideal for those seeking a starter farming unit or even for equestrian purposes.
Water is from a spring on the land.

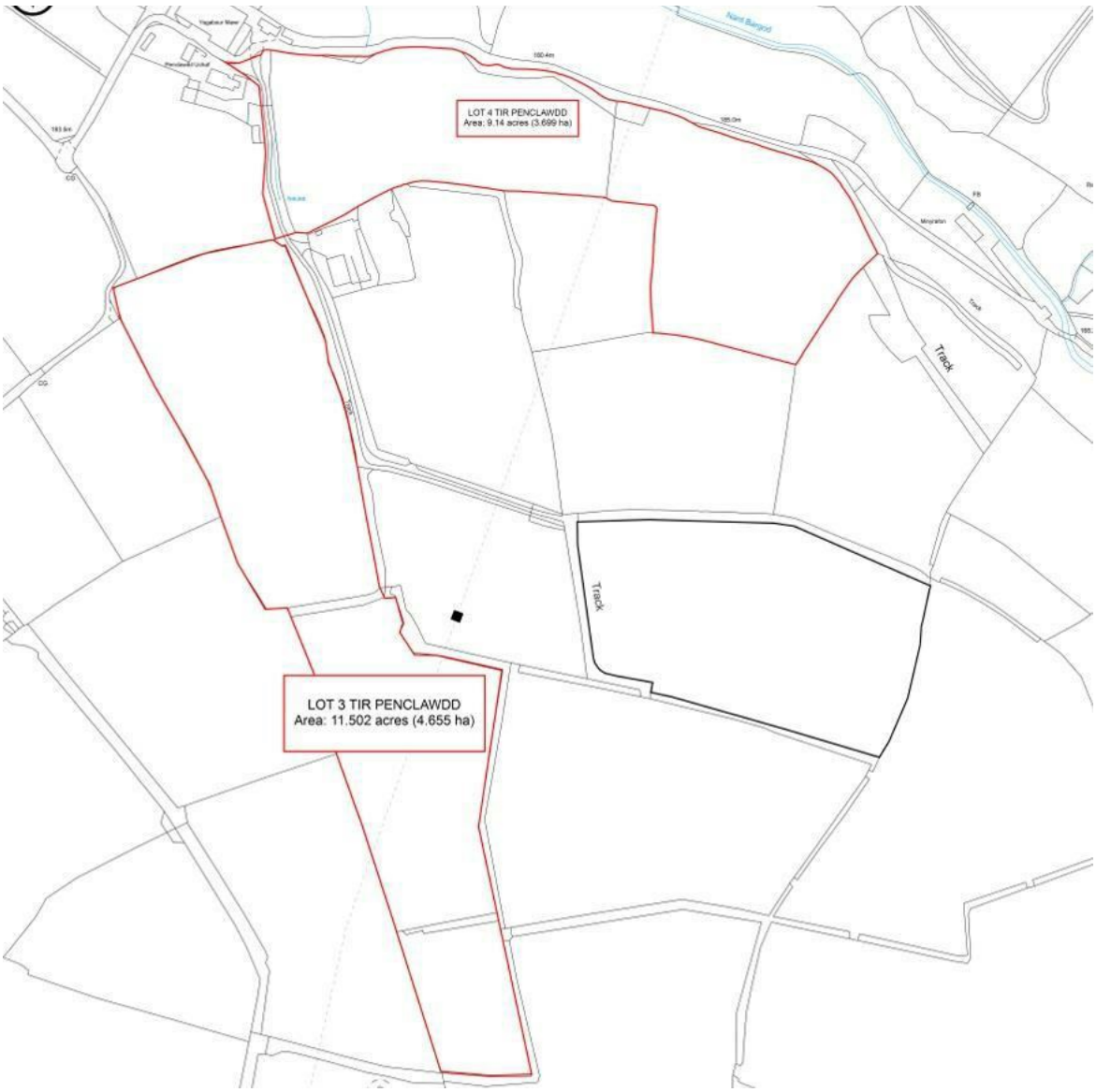
LOT 3

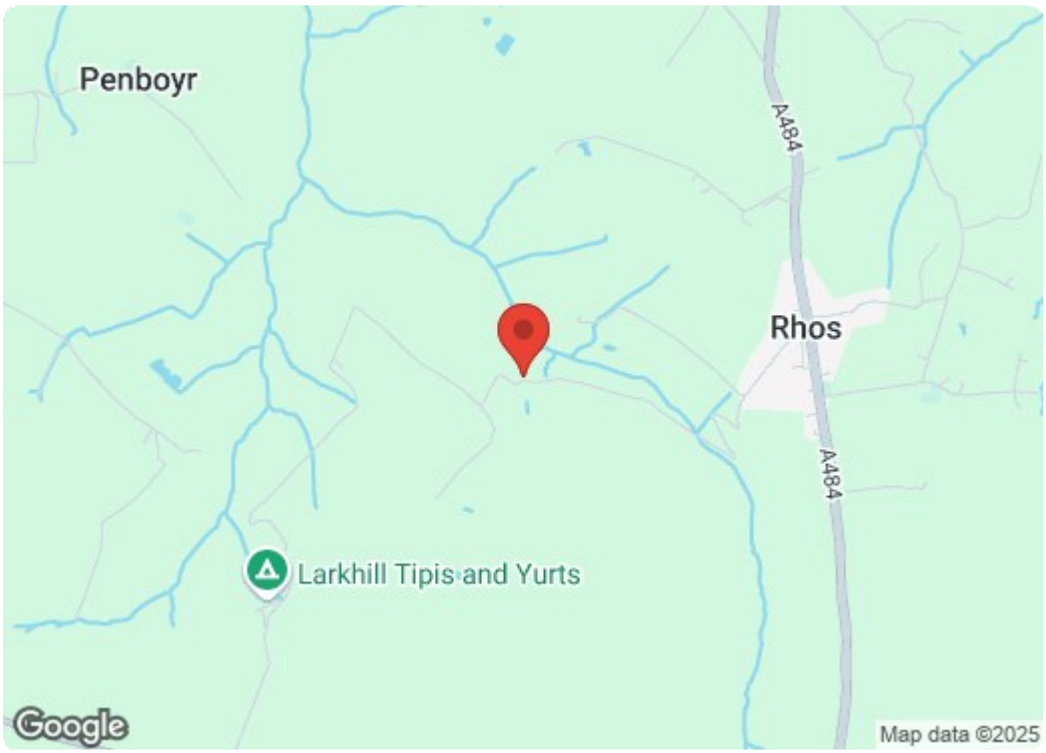
A parcel of some 11 acres of land accessed form a hard based shared lane being divided into 3 fields, level to gently sloping well fenced with water from a spring source.
An ideal parcel of land of a handy size and ideal as a starter unit or for addition to an existing unit.

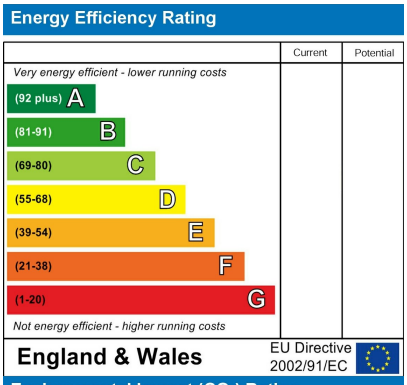
LOT 4

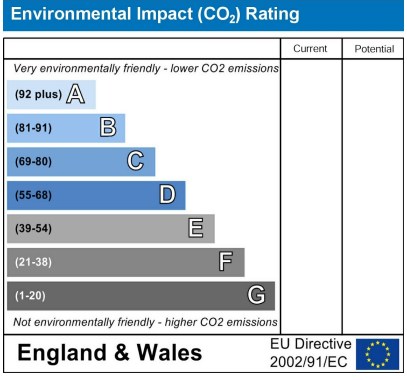
A parcel of some 9 acres divided into two level to gently sloping fields with a useful field shelter on a gravelled base making an ideal stable/loosebox
With road side frontage to a council maintained no through road, this is a great opportunity to purchase a productive parcel of land suiting a range of uses.

FIELD SHELTER









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