

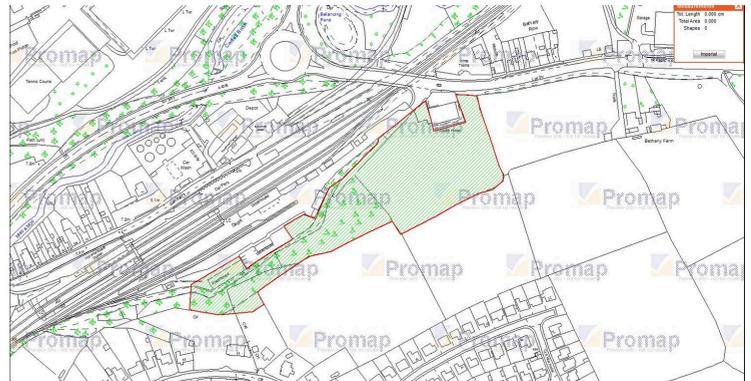
## Land at Station Yard, Narberth Road, Haverfordwest

£200,000 Freehold

Freehold 4.9 acres with light industrial buildings and yard on A40 at Haverfordwest entrance. Development potential, subject to planning. Edge of town location.

Council Tax band: TBD

Tenure: Freehold



**Planning**

Whilst the fields are outside the settlement boundaries, we understand from the planning authority that the majority of the yard and buildings are within these boundaries. There are no allocations in the Local Development Plan, but there are some existing business uses.

**VAT**

The price quoted is exclusive of VAT (where applicable)

**Legal Costs**

Each Party to bear its own legal costs and charges.

**Price**

Offers invited for the whole or the vendors may

**Local Authority:**

Pembrokeshire County Council

**Services:**

Interested parties should make their own enquiries with utility companies

**Tenure:**

Freehold

**Notes**

A covenant exists where the present owners have agreed to provide a small parking area for the owners of the adjoining property, and we understand that this covenant will be passed on to the new purchasers.

