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Agricultural Land and Telecommunications Mast Site at Cefn Gorwydd Fawr, Gowerton, Swansea, West Glamorgan SA4 3HJ

Open to offers in region of £45,000 For Sale

- About 4.65 Acres
- In two enclosures
- Useful Pasture Land
- Telecommunications Mast Site providing annual rental income
- Mains water connected

Property Summary

An opportunity to purchase useful pasture land together with a Telecommunications mast site which provides an annual income. In all about 4.65 acres.

These particulars are prepared for the guidance of prospective purchasers, and while they are believed to be correct, their accuracy is not guaranteed and do not form part of any contract.

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Full Details

Situation

With access off Caemansel Road and being on the periphery of Gowerton. Approximately 7 miles from the city of Swansea.

An opportunity to purchase useful pasture land together with a Telecommunications mast site which provides an annual income (subject to lease). The land is laid to pasture and part divided by the farm access driveway. It is advised that the purchaser fence off the driveway from the land as the farm road provides access to a number of properties.

The Land

In all about 4.65 acres
Schedule of Area

O.S. No Area
4793 0.06
Pt 6966 1.33
Pt 5983 3.26
4.65 Acres

Tenure

Freehold with vacant possession Title No. WA925864.

Services

Mains water. Water tank (damaged) in O.S PT 5683. Requires re connection.

Telecommunications Mast Site

The present lease expires this year and the 2020 consideration in the sum of £3,500 has already been paid. Lease renewal in 2021 under the new Telecommunication code to be negotiated by the purchaser. It is understood that the rent will be reduced from the from the present payment.

Telecommunication Mast operator is ARQIVA Site Number 961985.

Rights of Way etc

Sold subject to all existing rights of way, way leaves and easements (if any).

Existing vehicular and pedestrian right of way over the farm driveway.

Viewing

At anytime.

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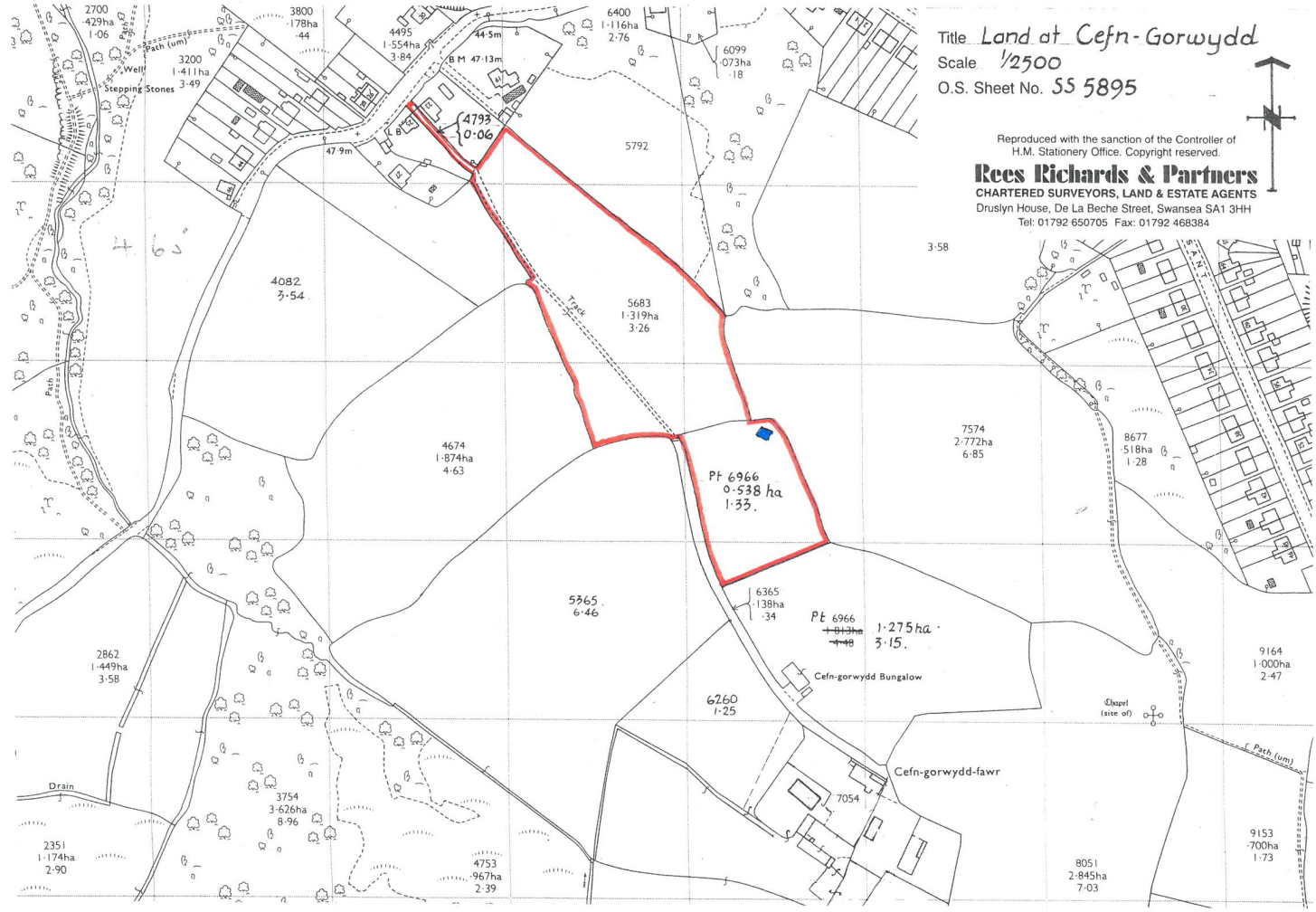

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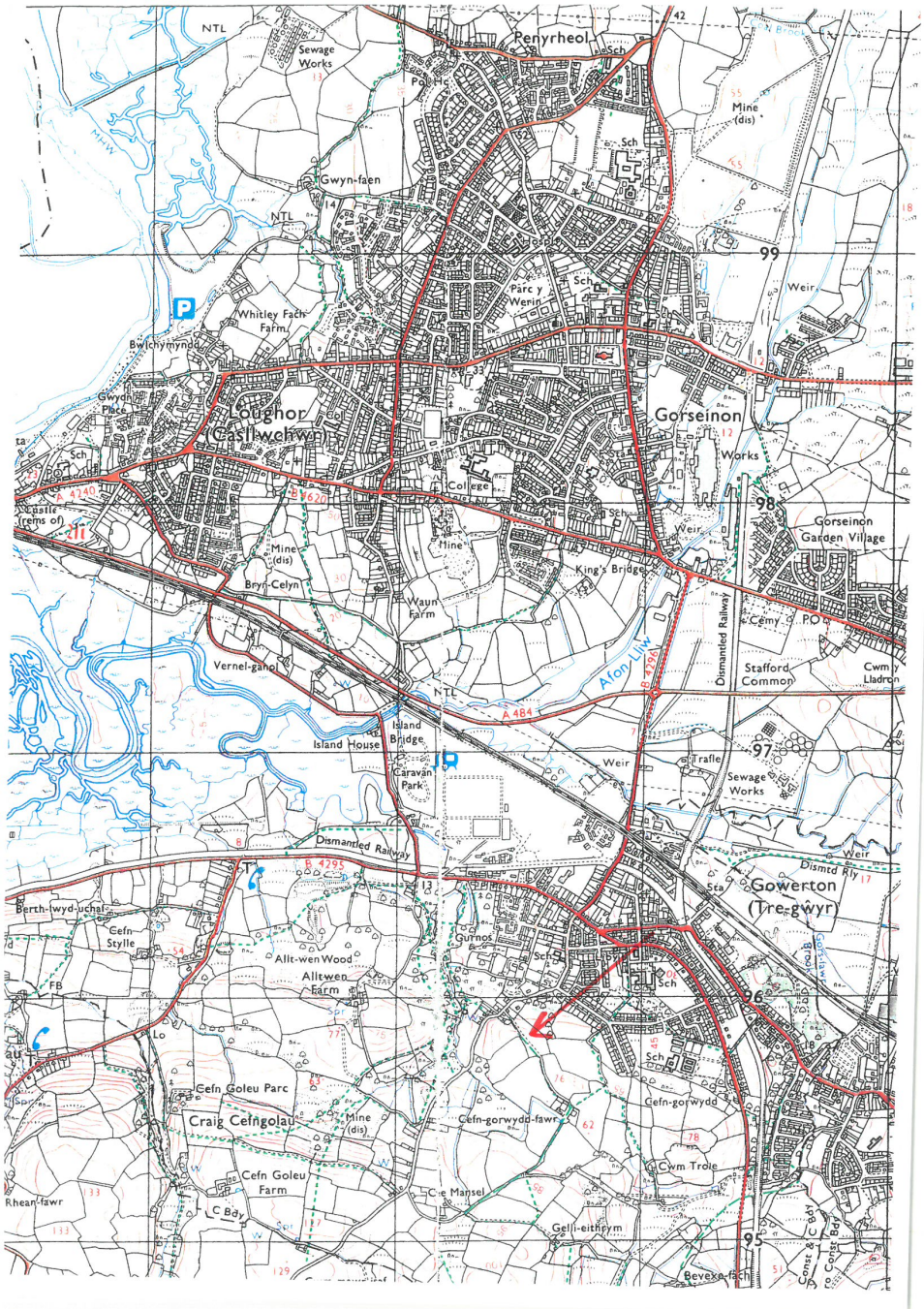

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