

and Registry
Official copy of
title plan

Title number CYM292811
Ordnance Survey map reference SS8181SW
Scale 1:1250
Administrative area BRIDGEND / PEN-Y-BONT
AR OCWR



Land to the Rear of 44 Long Acre, North
Cornelly, Bridgend. CF33 4BE

£125,000

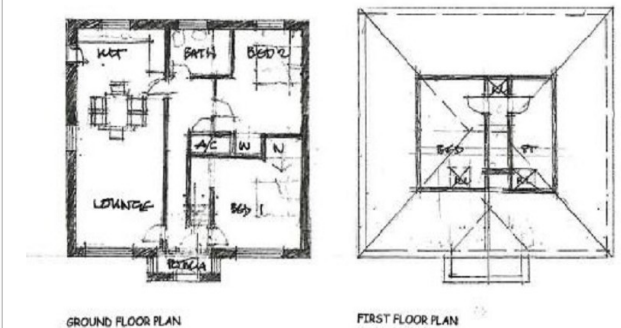
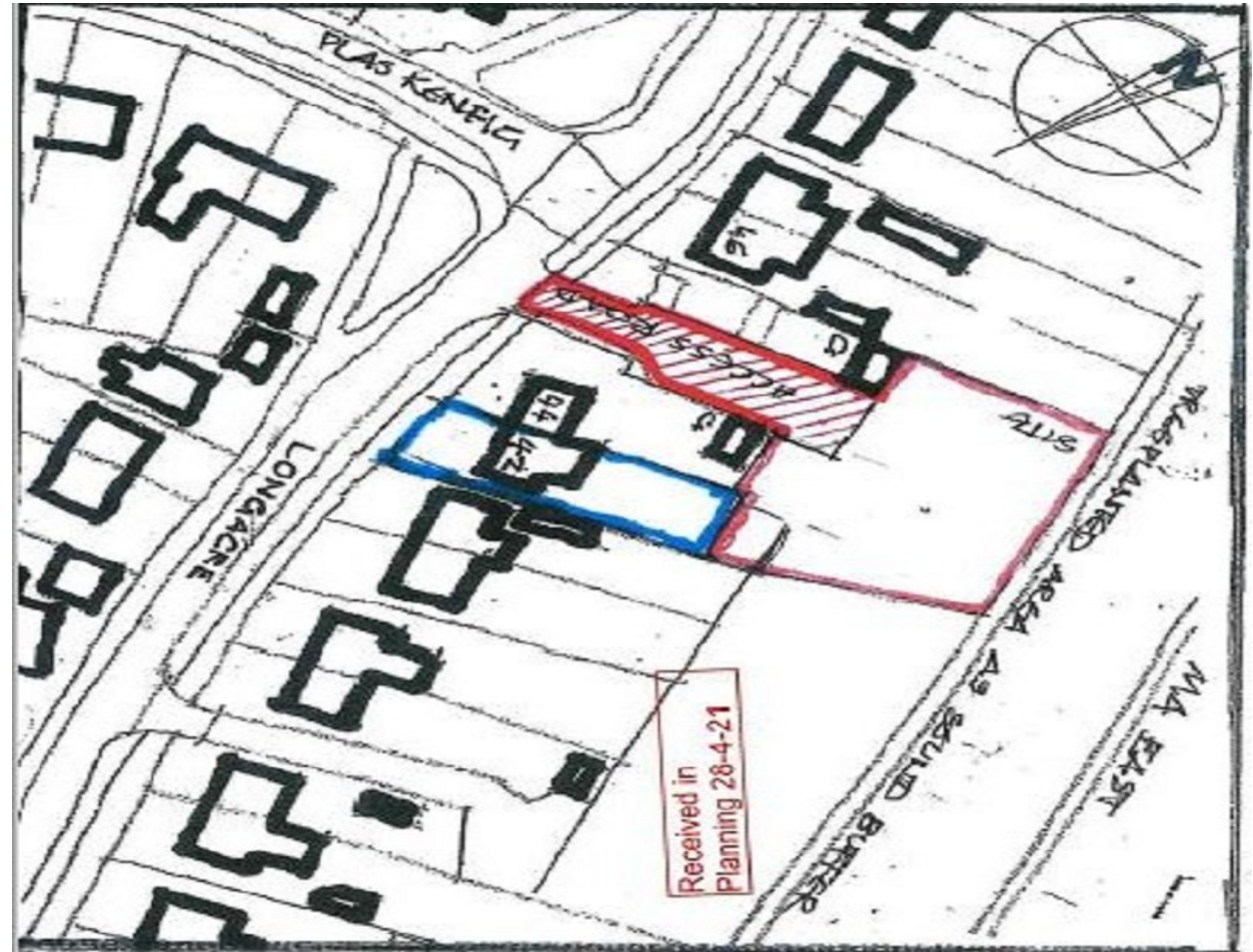


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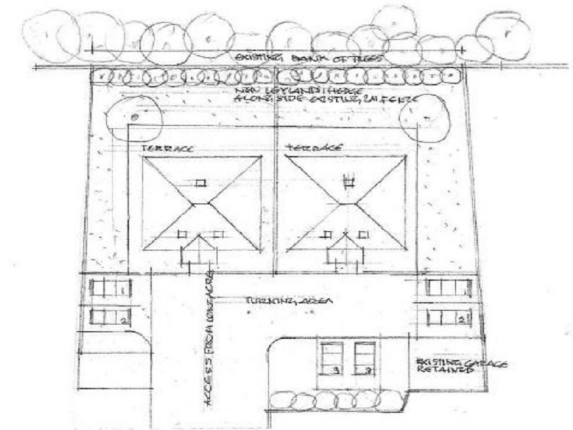
Development land with planning consent to provide 2 detached bungalows with access off Long Acre.

£125,000

- Development land accessed off Long Acre
- Planning consent granted for 2 detached bungalows
- Established residential location
- Easy walking distance of local facilities in North Cornelly
- Close to the M4 Junction 37




PROPOSED NEW HANDED DEVELOPMENT AT REAR OF 44 LONG ACRE
NORTH CORNELLY BRIDGEND - 1978 A/C PLAN NORTH CORNELLY
ELEVATIONS SHEET 1
SHEPHERDSONS PERSH - ARCHITECTS LTD BRIDGEND BRIDGEND



For more photos please see www.pjchomes.co.uk

Floorplan & EPC

| Energy Efficiency Rating | | |
|---|----------------------------|---|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92+) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC |  |

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

These particulars, together with photographs and floor plans are intended to give a fair description of the property, however they do not form any part of a contract. The vendors, their agents, Payton Jewell Caines and persons acting on their behalf do not give a warranty in relation to this property. All measurements are approximate and should not be relied upon. The floor plans are indicative only. Any appliances and/or services mentioned within these particulars have not been tested or verified by the agent. All negotiations should be conducted through Payton Jewell Caines. Please note - for leasehold properties there may be service charges/ground rents payable and you may wish to take this into consideration. Any information made available by Payton Jewell Caines in relation to these charges has been provided to us by the vendor and has not been verified by Payton Jewell Caines.



www.pjchomes.co.uk

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