

FOR SALE/TO LET

029 2037 8921 

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25 Park Place, Cardiff CF10 3BA 

1,329 TO 3,390 SQ. FT. DISTRICT CENTRE OPPORTUNITY WITH 22 CAR PARKING SPACES



**Fletcher
Morgan**

St Edeyrns Village, Bridge Road, Cardiff CF3 6WA



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Location

St Edeyrns Village is a development of 1,250 houses including retail hub, 400 pupil school and amenities on the eastern boundary of Cardiff's urban limits. The development covers circa 150 acres.

The subject site is located with frontage to Bridge Road (B4562) approximately 5.5 miles to the South West of Cardiff City Centre. Bridge Road provides access the M4 via junction 30, 1 mile to the North, and the A48, 1 mile to the South.

The retail hub is located opposite the primary school and is therefore well positioned to serve the wider surrounding area in addition to the immediate housing.

Description

The subject scheme extends to some 6,661 sqft with parking for 22 vehicles.

Block 1	1,329 sqft
Block 2	3,930 sqft
Block 3	1,402 sqft

Planning Status

A copy of the existing planning permission is available on request. Further technical information is available on application



Rates

Interested parties are advised to rely on their own enquiries to relevant Local Authority Rates Department.

Tenure

The property is available freehold or leasehold.

Purchase Price/Rent

On application

VAT

All figures quoted are exclusive of V.A.T. where applicable.

Costs

Each party is to bear their own legal and professional costs incurred in the transaction.



CONTACT

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