

FOR SALE

RESIDENTIAL INVESTMENT OPPORTUNITY

30,535 sq.ft
(2,836 sq.m)



M

GLYNDWR HOUSE

M Cwmbran
Monmouthshire
NP44 1PX

LCP
part of MCore

02072
335255

searchlcp.co.uk





GLYNDWR HOUSE



DESCRIPTION

The available property comprises part first and second floors of Glyndwr House, located in Cwmbran town centre. The premises offer potential for residential conversion, subject to the necessary planning consents.

Glyndwr House enjoys a prime location in Cwmbran, located to the eastern edge of the shopping complex, the property benefits from excellent access to the various shops, cafes and restaurants.

- Potential for development of approximately 35 residential flats
- Lift facilities
- Benefit from good natural light
- Central heating
- Wall mounted power and data sockets
- 3,500 free car parking spaces available on site

PRICE

POA

SERVICE CHARGE

Details upon application

TENURE

Long Leasehold

ENERGY PERFORMANCE

EPC rating of C-69. Further information available upon request

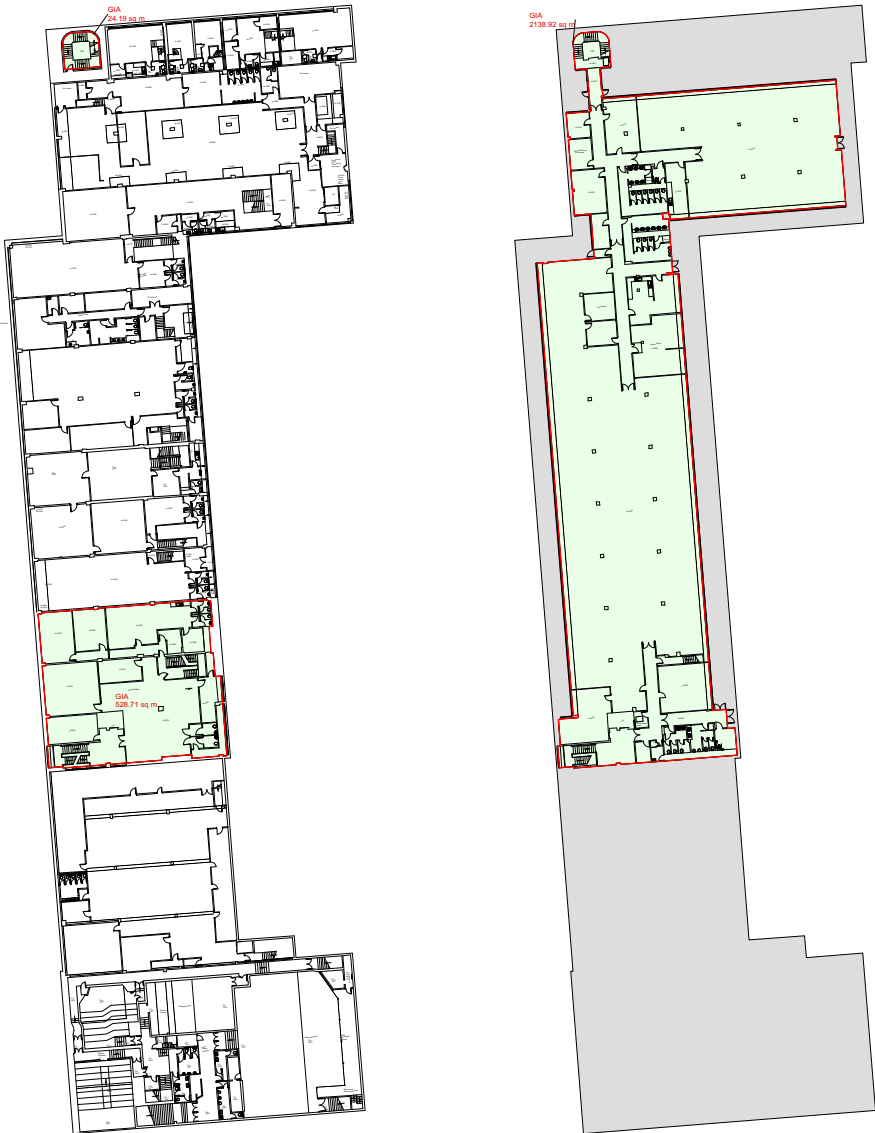
PLANNING & DEVELOPMENT APPRAISAL

Available upon

LEGAL COSTS

Each party is responsible for their own legal costs

Existing Plans



First Floor

Second Floor

Proposed Plans



First Floor

Second Floor

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GLYNDWR HOUSE

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Viewing

Strictly via prior appointment
with the appointed agents

LCP

part of M Core



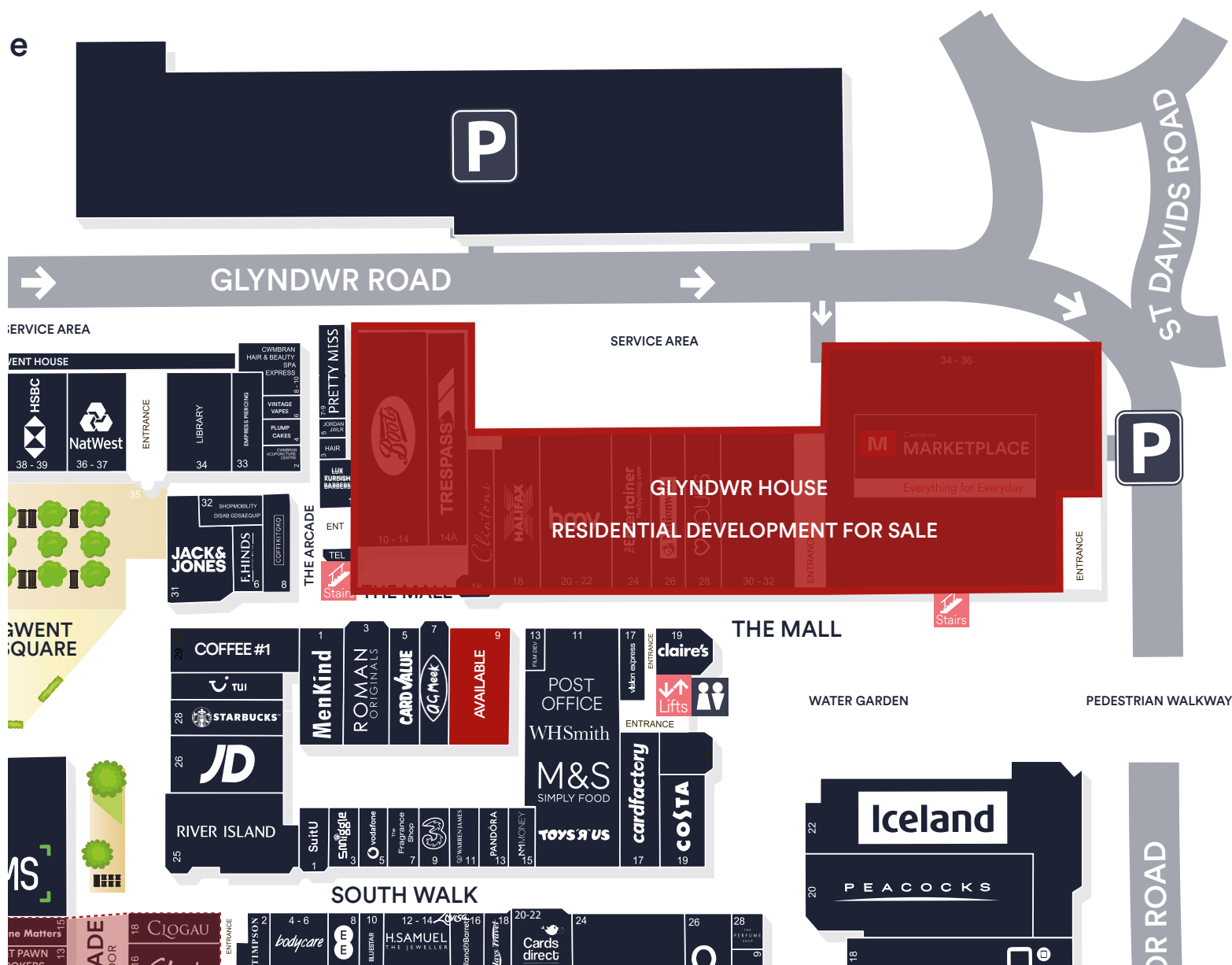
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20-06-25 JUNE25