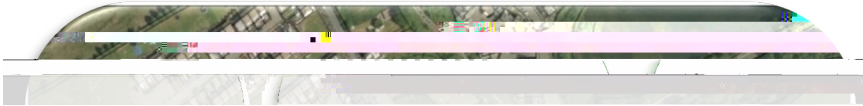


Land to the North of Winchestown Nantyglo



LDP Allocation: H1.11

Planning Status: LDP adopted site

Site Area: 0.43 ha

Potential Capacity: 15 dwellings

S106 Requirements:

10% Affordable Housing, Education, Open Space and Recreation, etc
(Subject to viability and need)

Landowner: Marquis of Abergavenny Estate (Details available on request)

Superfast Broadband Status:
Superfast broadband is available

Planning Application Requirements:

ground stability and contamination)

Potential Validation Requirement (v)

It is advised you contact the planning department

Description:

The site is brownfield land and was previously used as a coal tip. It is located south west of Brynmawr in the residential area of Winchestown. Access to the site can be gained via Golf Road. The site is rectangular in shape and is surrounded on three sides by residential properties. Three garages are located at the western corner of the site. The land slopes gently upwards to the south and flattens out then falls away at an embankment.

Delivery Considerations:

There is currently a footway :

The **Planning Department** provides a Planning Advice Service where more specific advice will be given on development proposals. Details of the service provided and the relevant charges can be found on the [Blaenau Gwent website](#)

Additional Information

<i>Distance to:</i>	<i>Miles</i>	<i>Kilometres</i>
'A' Road	0.4	0.64
Brynmawr Town Centre	0.6	0.96
Esobwale Town Railway Station	5.5	5.63

Blaenau Gwent Local Authority **Building Control** can oversee and guide your building regulation application in a quick, professional and responsive manner. Our service is extremely competitive. More information can be found on the [Blaenau Gwent website](#).