

# FOR SALE

PLACE OF WORSHIP

Methodist Church, Priory Road, Milford  
Haven, SA73 2DT



- FORMER CHAPEL BUILDING (ADJOINING COMMUNITY HALL/ SCHOOL ROOM TO BE EXCLUDED)
- GROSS INTERNAL AREA – 373.09 SQ.M (4,015.94 SQ. FT.) INCLUDING MEZZANINE/ BALCONY
- TOTAL SITE AREA OF 0.111 ACRE (0.045 HECTARE), WHICH EXCLUDES THE COURTYARD FORMING PART OF THE ADJOINING COMMUNITY HALL/ SCHOOL ROOM
- WITHIN EASE OF ACCESS TO MILFORD HAVEN TOWN CENTRE

OFFERS IN THE REGION OF  
**£75,000**

## LOCATION

The subject premises is located directly off Priory Road, within Milford Haven, which is a popular coastal town located in Pembrokeshire, positioned on one of the world's deepest natural harbours.

Milford Haven represents a balanced combination of industrial enterprise and coastal character, featuring a modern marina, a working port, and access to the Pembrokeshire Coast National Park, which contributes to its economic and environmental significance within the region.

Milford Haven possesses a well-developed network of transport communications that connect it to the wider Pembrokeshire region and beyond. The town is served by the A4076 road, which provides a direct route to Haverfordwest and links further to the A40, the main arterial road to Carmarthen and the national motorway network.

## DESCRIPTION

The property comprises a substantial size chapel building, which appears to be built during the late-1800s, measuring approximately **373.09 sq.m (4,015.94 sq. ft.)** in total and located along a prominent position within Milford Haven town centre.

Internally, the chapel comprises the entrance foyer located over the western elevation, which provides access directly onto the main nave. The main nave also benefits from a mezzanine area, which accommodates a viewing gallery to three sides of the main elevations.

The subject premises also extends further to the rear elevation to accommodate an additional corridor, providing access onto the vestry room and store area as well as an internal stairwell to the first floor.

Externally, the subject premises is located within a relatively small plot, which can be accessed off the main pedestrian walkway to the front, leading onto a small, enclosed courtyard entrance. An enclosed courtyard area is also located to the rear.

We note that no designated on-site parking facilities are available but we do advise that adequate on street parking is available within close proximity to the subject premises.

The total site area proposed to be sold equates to approximately **0.111 acres (0.045 hectare)**.

## ACCOMMODATION

The subject property affords the following approximate dimensions and areas:

### Main Chapel Building

#### GROUND FLOOR

**Gross Internal Area: 227.22 sq.m (2,445.79 sq. ft.)**

Entrance Foyer 5.14m x 2.54m  
*with set of stairs to first floor, doors to.*

Nave 10.92m x 14.52m

Rear Corridor  
*with doors to.*

Store Room 1.85m x 1.18m

Vestry Room 3.79m x 3.32m

#### FIRST FLOOR

**Gross Internal Area: 145.87 sq.m (1,570.14 sq. ft.)**

Balcony 11.02m x 17.15m  
*with views of the main nave, accessed via a set of 2 no. stairs from ground floor entrance foyer.*

Stairwell (Rear)  
*stairs providing access to rear corridor, door to.*

Organ Room 4.78m x 2.60m

## RATES

It is advised that a place of public religious worship is wholly exempt from business rates under Schedule 5 of the Local Government Finance Act 1988 (as amended) if it is registered and certified as a place of worship under the Places of Worship Registration Act 1855.

## VAT

We have been advised that VAT is not applicable to this transaction.

## TERMS & TENURE

The subject premises is available Freehold with vacant possession.

The proposed sale is also subject to Connexional Restrictive Covenants, details of which are available upon request.

Please be advised that the property is to be offered for sale in accordance with the requirements for disposition under Section 119 of the Charities Act 2011. A period of full marketing will be required and any offers should be made in writing directly to the selling agent.

We also advise that it is the intention of the client to retain the adjoining community hall/ school room and interconnecting corridor, leading to the rear of the chapel building. We therefore advise that further sub-division will be required upon completion of the proposed transaction.

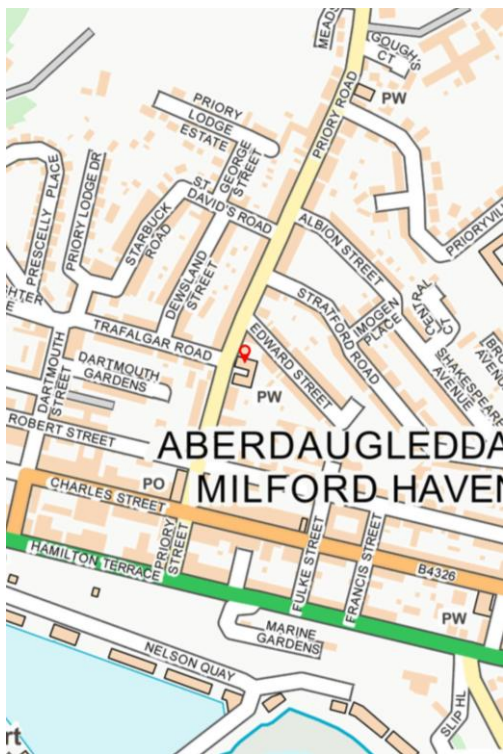
## VIEWING

By appointment with Sole Agents:

**Astleys Chartered Surveyors**  
**Tel: 01792 479 850**  
**Email: [commercial@astleys.net](mailto:commercial@astleys.net)**



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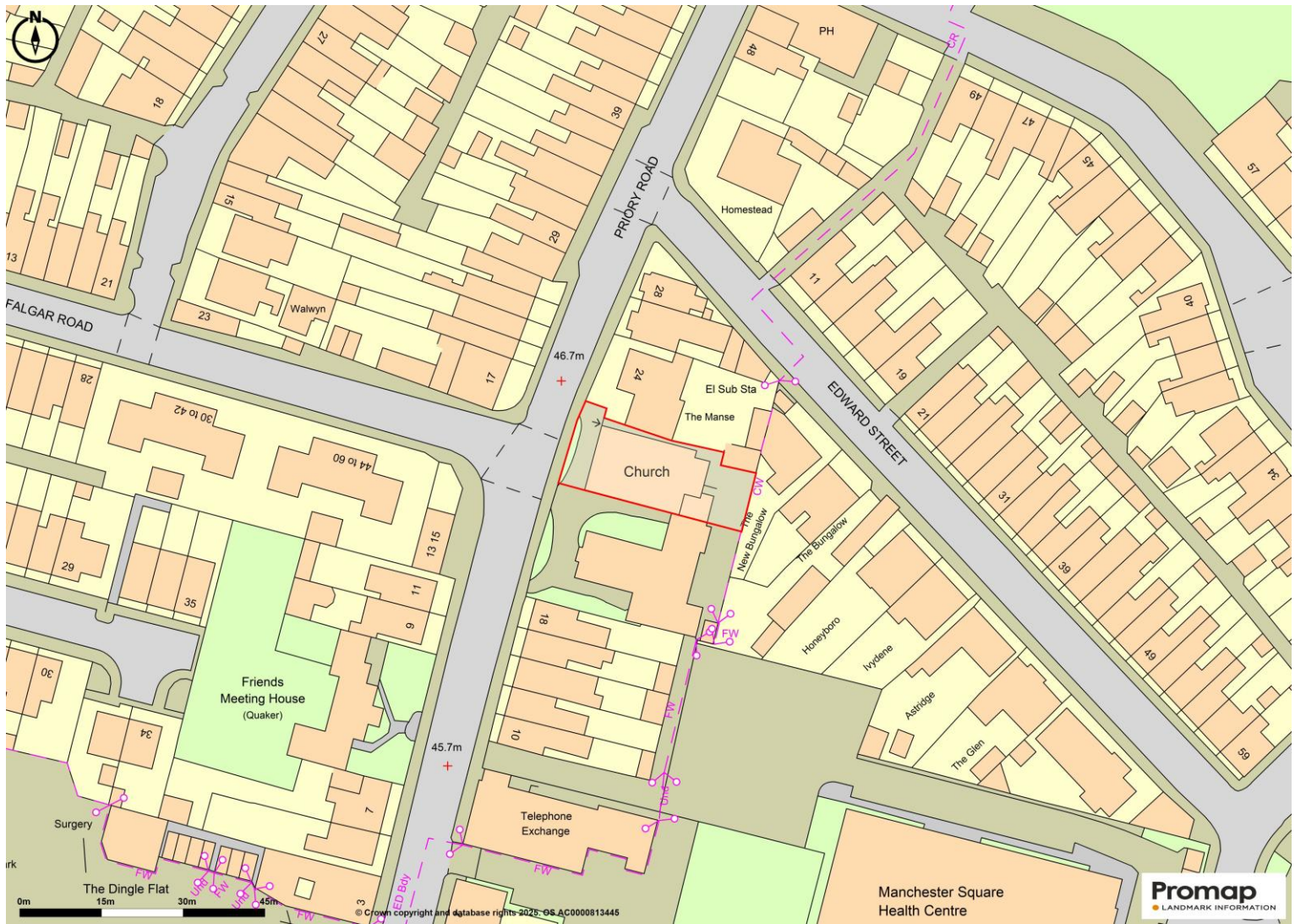


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