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For Sale Former NIW Site
Ballyhannon Road, Portadown BT63 5SE



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028 90 500 100

SUMMARY

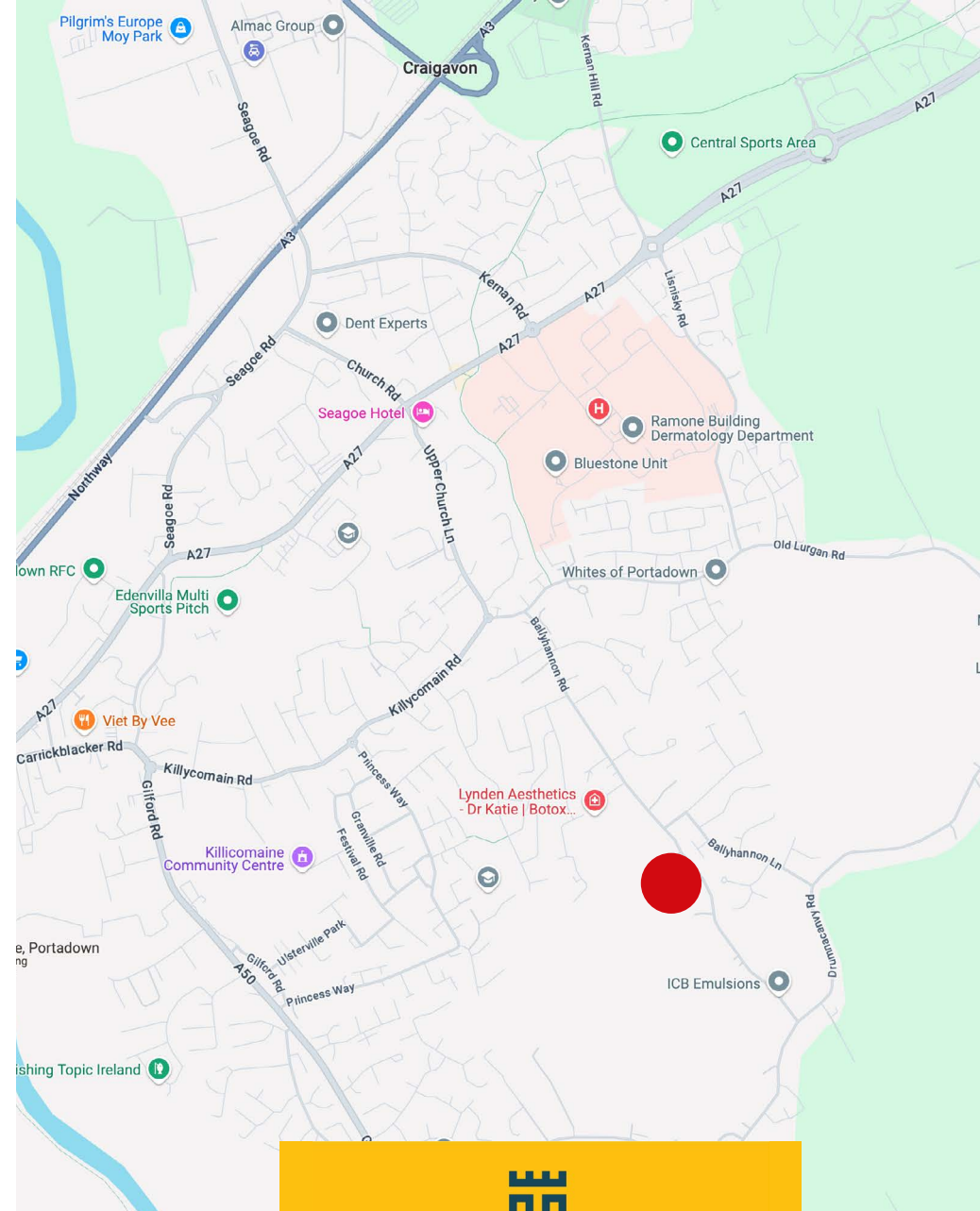
- Former Northern Ireland Water site, with a total area of approximately 0.19 acres.
- Situated on the Ballyhannon Road, Portadown, County Armagh.

DESCRIPTION

- The subject comprises a former Northern Ireland Water chlorine booster station with a site area of 0.19 acres, which is no longer in use, and is now surplus to requirements.
- The site has a small concrete building on the site, with the remainder of the site characterised by tarmac access road and vegetation. There is a NIW watermain bisecting the site with a 7 m protected strip required either side for maintenance purposes.
- The site is accessed directly from Ballyhannon Road.

LOCATION

- The subject site is located on the middle of the Ballyhannon Road approximately 2.4 miles from Portadown Town Centre.
- The surrounding land use principally comprises residential dwellings and agricultural land.



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EXISTING ACCOMMODATION

There is a concrete building on the site, which has a gross external area of c. 500 sq ft.

SITE AREA

We calculate the total area of the site from Spatial NI website to be approximately 0.19 acres.

PLANNING

Any interested parties should direct any planning queries to the Planning Department in Armagh, Banbridge & Craigavon's Council.

TITLE

The site is held Freehold under Folio 23686.

There is a NIW watermain bisecting the site with a 7m protected easement strip to be retained either side by NIW. A copy of the plan showing the path of the watermain is available on request to the agent

PRICE

Unconditional Offers of £75,000 and above are invited.



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CONTACT

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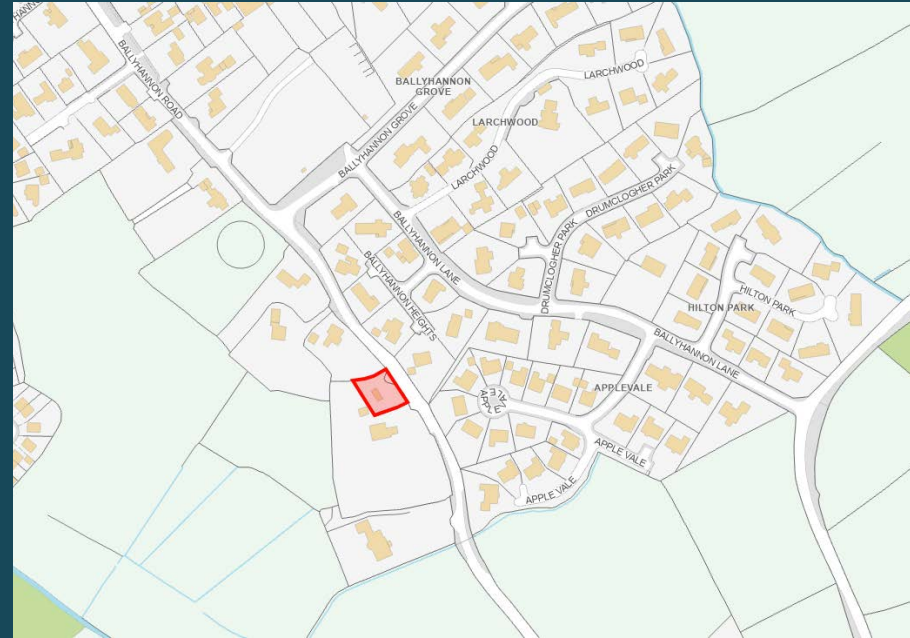
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