

**FOR SALE**  
**C10.85 hectares (C26.8 acres)**  
**Ballybrack Glenville, Co. Cork T56 A030**



Paul O'Driscoll Auctioneer is delighted to bring to the market this most attractive C26-acre non-residential farm holding all laid out in grass with Sand arena, Stables and lean-to.

The property is currently being run as an equestrian centre and has planning for same.

The property is in an excellent location 19km north of Cork city and approx. 6km from Watergrasshill and the M8 Motorway.

The land is all in one block and divided into paddocks with a large open stone yard and entrance.

## **Buildings:**

Indoor Sand Arena Approx. 15,000 sq feet.

This arena is constructed of a steel frame with single cladded galvanize with apex roof. It incorporates a sand arena, toilets and canteen.

Stable Block Approx. 5,320 sq. feet.

This stable block incorporates 27 stables. It is of steel frame construction with block walls and concrete floors. Single skin cladding on roof and side walls to the eaves.

3 Column Open lean-to Approx. 1,100 sq feet.

Steel frame construction with earthen floor and raised block walls on 3 sides. Single skin cladding on the roof and sides.

## **Services:**

Bored Well. Septic Tank. Electricity.

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