

Land at Kernan Road
BALLYVARLEY BT63 6BX

shooter
property services



CIRCA 14 ACRES GOOD
QUALITY AGRICULTURAL LAND

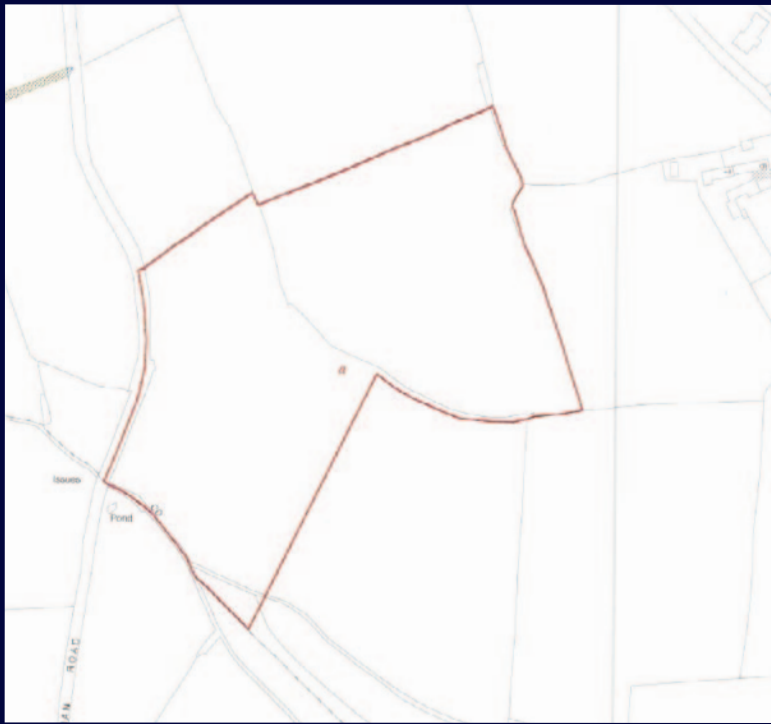
WITH ROAD FRONTAGE -
CLOSING DATE FOR OFFERS

FRIDAY 4TH SEPTEMBER 2026

LAND

for sale

£350,000



Land

Approximately 14 acres of good quality agricultural land currently in grass, arranged over two fields and suitable for grazing, cutting and arable activities. Road frontage on to the Kernan Road. A mains water supply is available on the road side.

Location

The holding is located approximately 100 metres south of number 18 Kernan Road, approximately 3 miles west of Banbridge, County Down.

Land Registry

The lands are comprised within the following Land Registry Folios: 11099 & 3764 (Co Down).

Vacant Possession

Vacant possession will be granted to the successful purchaser upon completion.

Vendor's Solicitor

Mr Adrian Travers
40 Rathfriland Street
Banbridge
BT32 3LA

Offers

We reserve the right on behalf of the vendor to conclude the bidding (if necessary) by holding an auction on a specified date and time in our office.

In the event that a meeting or auction is to be arranged only those interested parties with a valid offer on the property by the closing date can be assured of being notified of the specific time and date.

Entitlements

No Entitlements under Basic Payment Scheme are Included in the Sale.

Making an offer: As part of our service to all our clients and in order to provide up to date mortgage details along with a quality mortgage service, our mortgage advisors will be asked to contact persons offering on a property. **Holding deposits:** Upon acceptance of an offer, within 24 hours we must ask you to lodge with us a Holding Fee as shown above, which will be refundable up until contract acceptance. **Note:** These particulars are given on the understanding that they will not be construed as part of a contract, conveyance or lease. Whilst every care is taken in compiling the information, we can offer no guarantee as to the accuracy thereof and enquirers must satisfy themselves regarding descriptions and measurements.

BANBRIDGE
21 Newry Street
Banbridge
BT32 3EA

028 4066 2206

banbridge@shooter.co.uk

LISBURN
17-19 Market Street
Lisburn
BT28 1AB

028 9266 6556

lisburn@shooter.co.uk

Features:

- * Approximately 14 acres
- * Water available on Road Side
- * In Grass and In Good Heart
- * Sold with Vacant Possession
- * Closing Date for Offers Friday 4th September 2026
- * Good Road Frontage

Price:

Guide Price: £350,000

Holding Deposit: £1,000

Ref: 11240

Enquiries To Banbridge

Please call (028) 4066 2206

Mon – Fri 9:00am to 5:30pm

Sat 9:30am to 12 noon

Further Information:

Christopher Boyce

christopher.boyce@shooter.co.uk

