

BALLYMACARBRY, CO. WATERFORD.

C.112 ACRES OF AGRICULTURAL LAND

For Sale by Public Auction

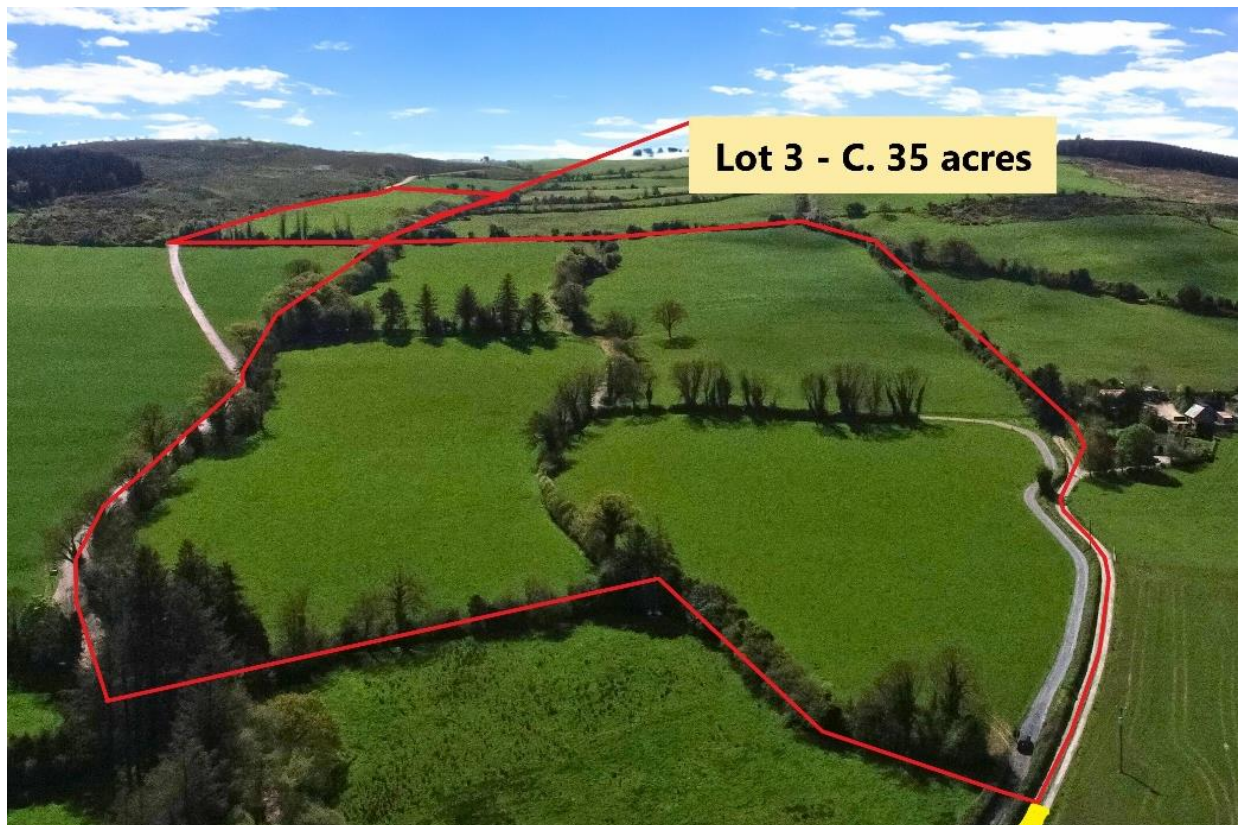
On Thursday June 13th at 3pm

In The Minella Hotel, Clonmel.

Kilcreggane, Ballymacarbry – c.94 Acres (in lots)

Sillaheen, Ballymacarbry – c.15 Acres

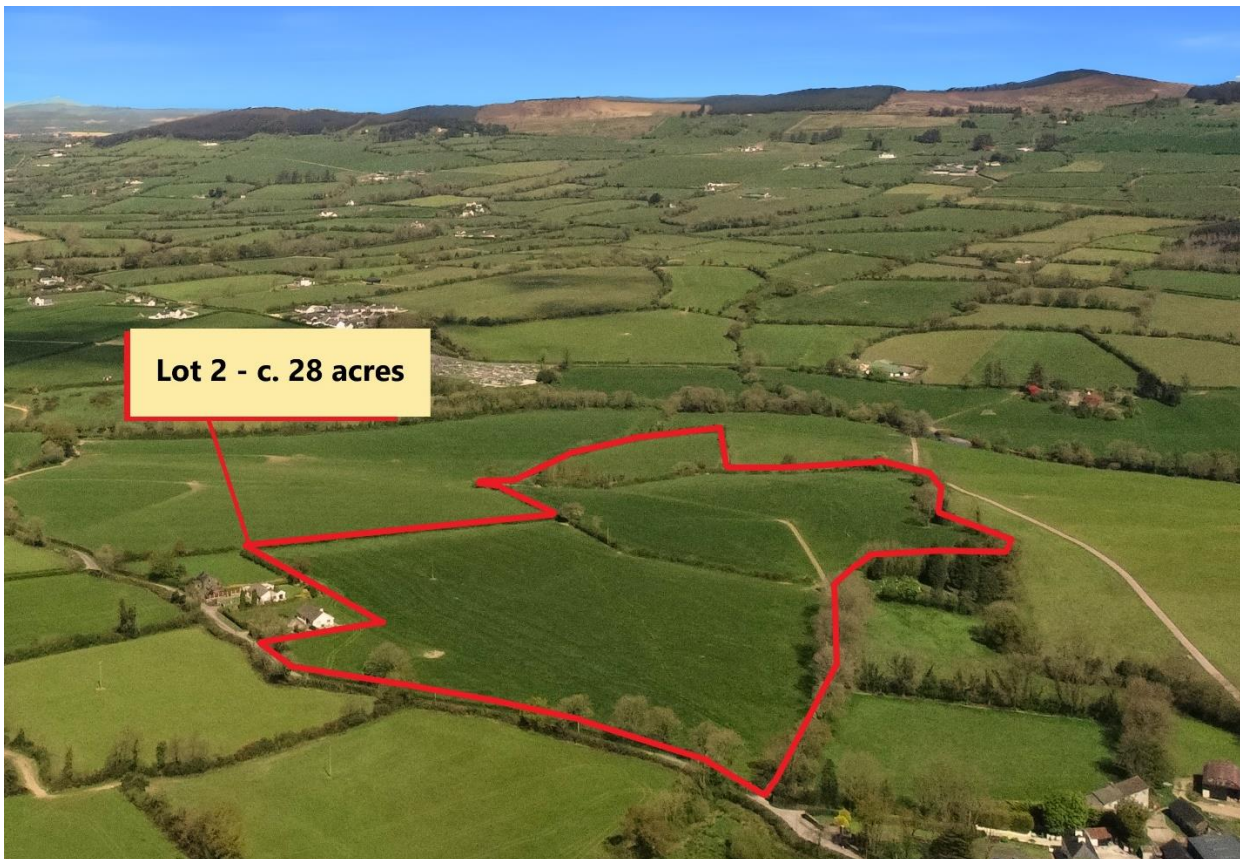
Castlequarter, Ballymacarbry – c.3 Acres



KILCREGGANE, BALLYMACARBRY – C.94 ACRES

This is a prime non-residential roadside holding, divided by a public road into parcels of c.66 acres and c.28 acres respectively. These lands are all currently in pasture and will be offered in lots as follows:-

- ✓ Lot 1 : c.94 Acres
- ✓ Lot 2 : c.28 Acres of excellent roadside lands
- ✓ Lot 3 : c.35 Acres with short right of way
- ✓ Lot 4 : c.31 Acres of prime lands
- ✓ Lot 5 : c.66 Acres (*Lot 3 & 4 combined*)
- ✓





Lot 4 – c. 31 acres with road frontage

**SILLAHEENS,
BALLYMACARBRY – C.15
ACRES**

This parcel is all in pasture and in one block with spectacular views of the surrounding countryside.

SERVICES

Natural water supply on the lands



**CASTLEQUARTER,
BALLYMACARBRY
– C.3 ACRE FIELD**

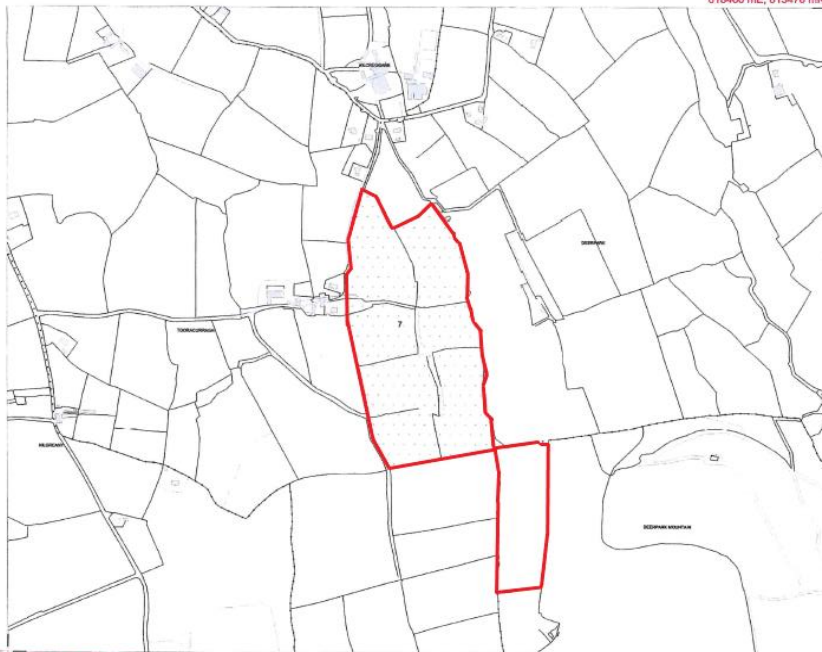
This field is in a superb location with frontage to two roads and excellent site potential.



Folio Number: WD8281

Application Number: P2024LR0022018

618460 mE, 613470 mN



Folio: WD8281

This map should be read in conjunction with the folio.

Taithe Eireann (TE) Registration mapping is based on TE Surveying mapping. Where TE Registration maps are printed at a scale that is larger than the TE Surveying scale, accuracy is limited to that of the TE Surveying map scale.

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(centre-line of parcel(s) edges)

- Freehold
- Leasehold
- Sub-Leasehold

Burdens (may not all be represented on map)

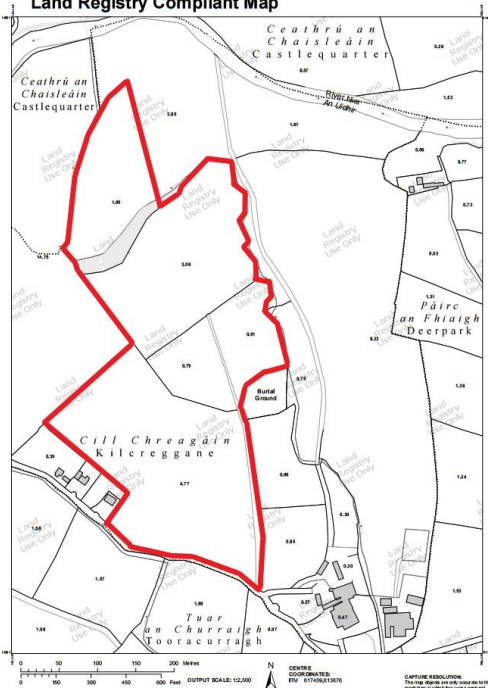
- Right of Way / Wayleave
- Turbary
- Pipeline
- Well
- Pump
- Septic Tank
- Soak Pit

A full list of burdens and their symbology can be found at www.landirect.ie

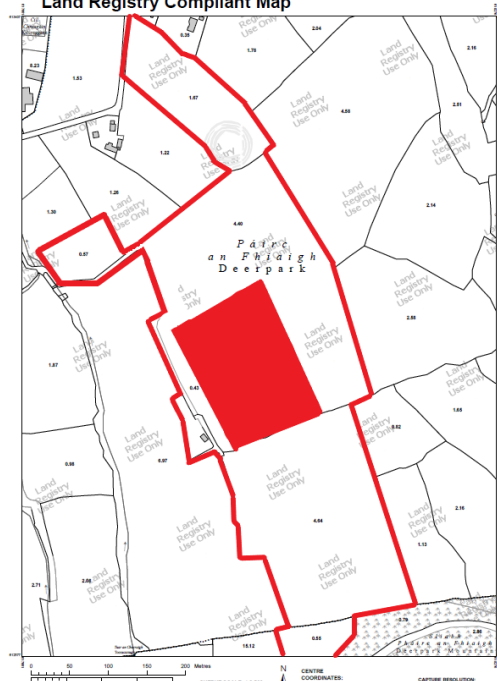
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Land Registry Compliant Map



Land Registry Compliant Map



SOLICITOR

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Kindly note that any negotiations respecting the above property are conducted through us. We do not hold ourselves responsible in any way for inaccuracy, but will take every care in preparing particulars. All offers are subject to the property being unsold, let or withdrawn. The above may be seen by appointment only. Any reasonable offer will be submitted to the owner for consideration. If the property does not interest you, kindly advise us as to your exact requirements.