



OK
T

Tinney Quarries

FOR SALE

FOR IDENTIFICATION PURPOSES ONLY

Glentown, Saint Johnston, Co. Donegal, F93 KC04

Operational Stone Quarry extending to c. 24.44 acres (9.89 hectares)

LOCATION

The quarry is situated approximately 3 miles from Saint Johnston, 10 miles from both Derry and Strabane and 11 miles from Letterkenny.

DESCRIPTION

The active quarry extends over a surface area of 16.31 acres (6.60 hectares). The aggregate quality ranges from sought after building stone to crushed stone and quarry dust.

The quarry benefits from pre 1963 planning approval and is ideal for further extraction and infill of inert waste, subject to obtaining the necessary consents.

It is estimated that remaining aggregates may extend to approximately 3,000,000 tonnes. Interested parties are to satisfy themselves in this respect.

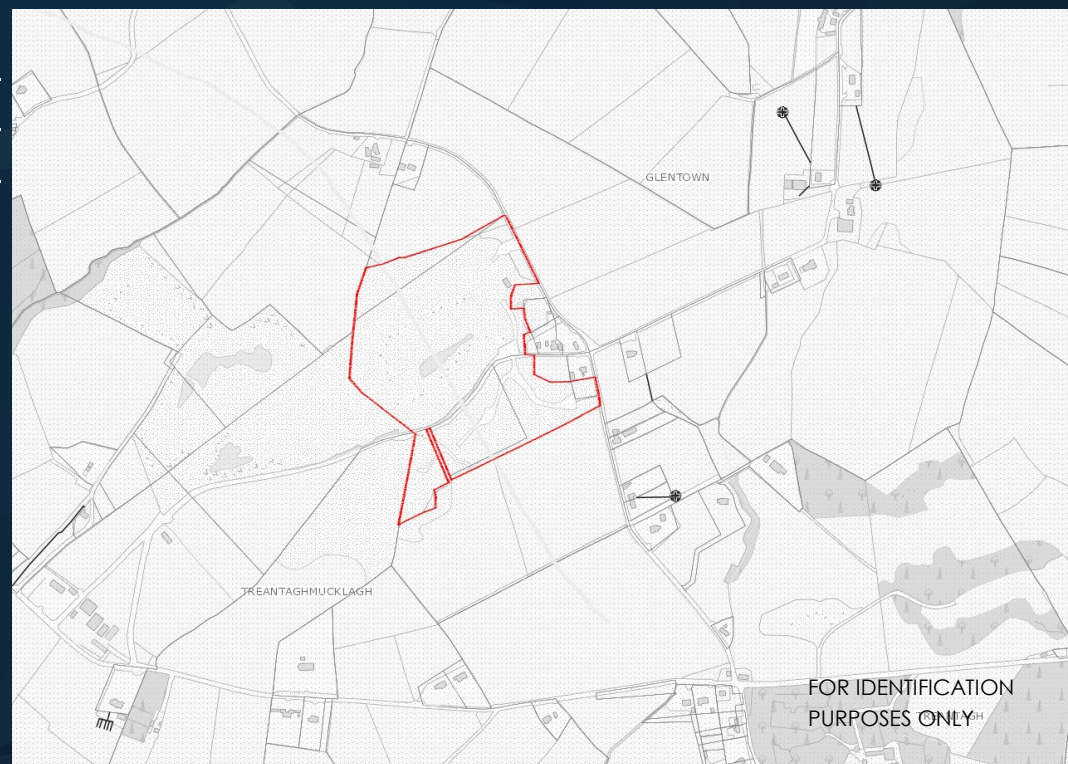
SITE AREA

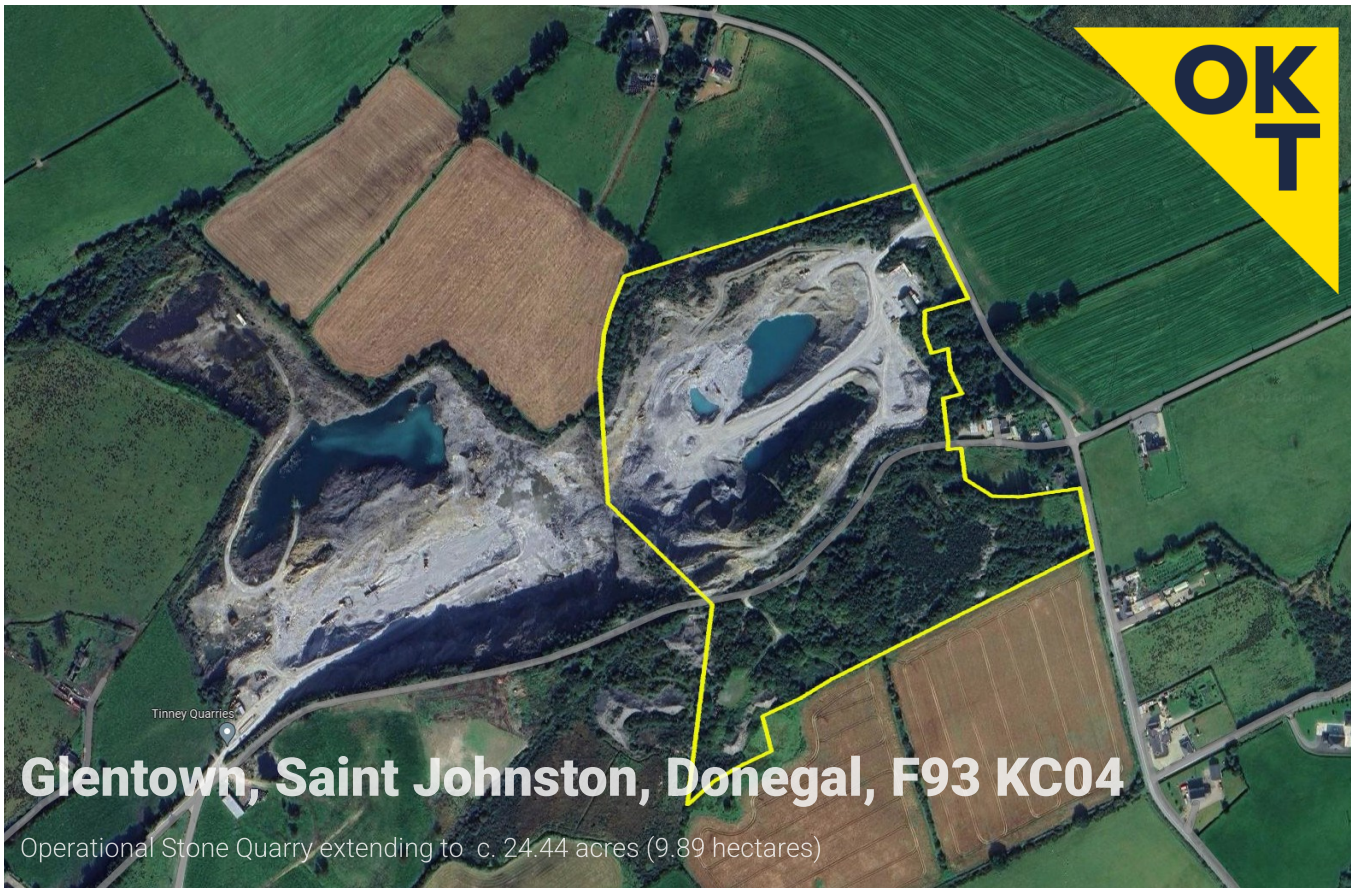
DESCRIPTION	AREA (ACRES)	AREA (HECATRES)
Operational Quarry	16.31	6.60
Remaining Lands	8.31	3.29
TOTAL SITE AREA	24.44	9.89

Customer Due Diligence:

As a business carrying out estate agency work we are required to verify the identity of both the vendor and the purchaser as outlined in the following: The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 - <http://www.legislation.gov.uk/uk/si/2017/692/made>. Any information and documentation provided by you will be held for a period of 5 years from when you cease to have a contractual relationship with OKT. The information will be held in accordance with General Data Protection Regulation (GDPR) on our client file and will not be passed on to any other party, unless we are required to do so by law and regulation.

REF: C4807





PLANNING

We are advised the quarry benefits from pre 1963 planning approval

SALES DETAILS

PRICE: Price on Application
TITLE: Assumed freehold
VAT: We are advised vat will not be chargeable on the sale price.

In accordance with the current Anti-Money Laundering (AML) Regulations, the proposed purchaser / tenant will be required to satisfy the Vendor / Lessor and their agents regarding the source of the funds used to complete the transaction.



FURTHER INFORMATION

For further information / viewing arrangements please contact:

MICHAEL BURKE

07872 055 552

michael.burke@okt.co.uk

O'CONNOR KENNEDY TURTLE

Northern Office: 20-22 Stable Lane, Coleraine BT52 1DQ 028 7034 4244 | Belfast Office: 22 Adelaide Street, Belfast BT2 8GD 028 9024 8181 okt.co.uk



OKT for themselves and for the Vendors or Lessors of this property whose agents they are give notice that (i) the particulars are set out as a general outline only for the guidance of intending Purchasers or Lessees and do not constitute, nor constitute part of, an offer at contract (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but their accuracy is not guaranteed and any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of O'Connor Kennedy Turtle has any authority to make or give any representation or warranty in relation to this property. (iv) OKT have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.