



R A NOBLE & CO

SPECIALIST PEDIGREE & COMMERCIAL LIVESTOCK
AUCTIONEERS & ESTATE AGENTS

Your
Local
Property
Experts.

For Sale

C. 31 Acres Highly Fertile Productive Agricultural Lands

Lands at College Lands Road,
Charlemont,
Moy,
Co Tyrone,
BT71 6SN.

AGRICULTURAL LANDS



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Location

The Lands are superbly located off the College Lands Road on the edge of Moy village. Dungannon is C. 4 miles North-west of the holding and Stangmore Roundabout C. 3 miles from the lands.

Description

The sale of this highly fertile block of C. 31 acres presents a rare opportunity to acquire agricultural lands in a top state of production in this highly sought after area of the province.

The holding has recently been fully drained and reseeded by the current owner in addition to the majority of the property being newly fenced.

The lands which can be accessed from two points from the College Lands Road are suitable for both silage/grazing purposes and have been utilised for 5 cuts of silage per season in recent year.

For viewing and enquiries please contact our office at your earliest opportunity to avoid disappointment.

Accommodation

The holding extends to C. 31 Acres (12.54 Hectares).

BPS Entitlements

There are no BPS entitlements included in the sale.

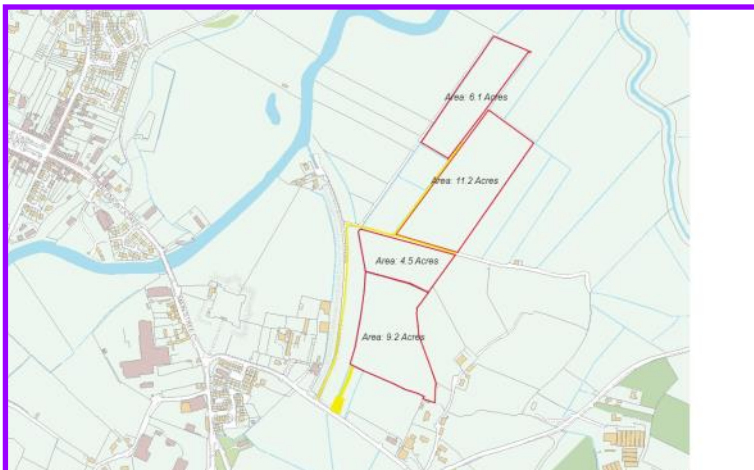
Sale Details

Price on application.



Indicative Spatial Boundary Maps (For Indicative purposes only)

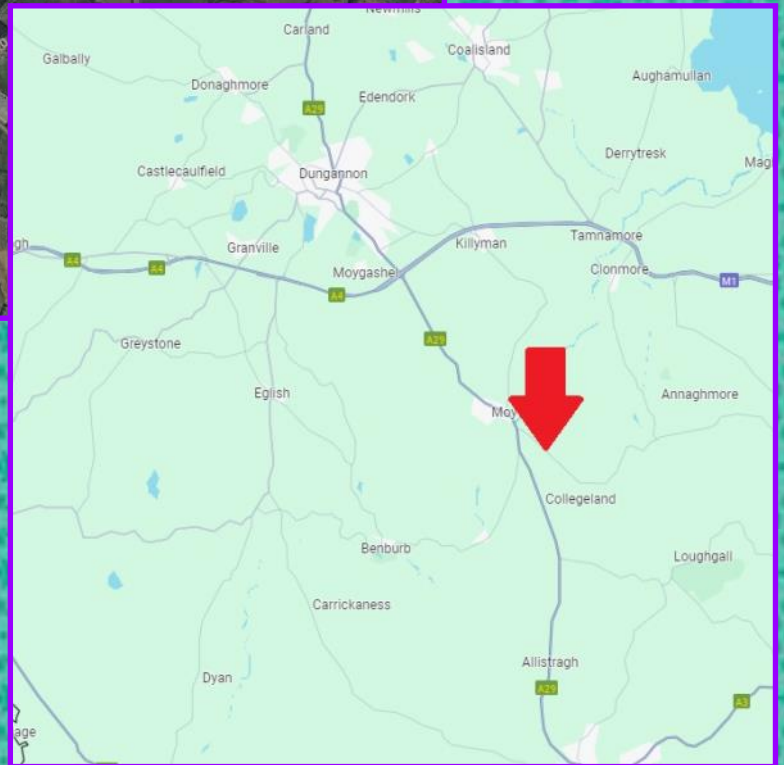
OSNI View



Ortho View



Location Maps



**FOR INDICATIVE
PURPOSES ONLY**

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Are you thinking of selling your property?

*or would you like a **Free** valuation to advise what price you could expect if you decided to sell?*

Like many of our valued clients already have, give our professional team a call for a **FREE** no obligation confidential discussion

MISREPRESENTATION ACT 1967

The premises are offered subject to contract, availability and confirmation of details. The particulars do not form part of any contract and whilst believed to be correct, no responsibility can be accepted for any errors. None of the statements contained in the particulars are to be relied upon as statements of fact any attending purchasers or lessees must satisfy themselves by inspection or otherwise as to the correctness of those statements. The vendors or lessors do not make or give RA Noble & Co Limited or any person in its employment, any authority to make or give any representation or warranty whatsoever in relation to this property. Unless otherwise stated, all prices and rentals quoted are exclusive of any Value Added Tax to which they may be subject. These particulars are issued on the understanding that all negotiations are conducted through this company, RA Noble & Co Limited. Registered Office: 59 Main Street, Clogher, Co Tyrone, N. Ireland BT76 0AA. Any maps / Plans based on the Ordnance Survey Map with the sanction of the controller of H.M. Stationery Office Crown Copyright Reserved Licence No. CS 369. This plan is for convenience only. Its accuracy is not guaranteed and shall not be deemed to form part of any contract. Reproduced with the consent of Goad Cartographers Ltd, Old Hatfield.