

Tim Martin
.co.uk

An opportunity exists to purchase 27.235 acres or thereabouts of high quality arable lands situated between Saintfield and Ballygowan and convenient to Carryduff.

The lands are currently all laid down to grass and enjoy good frontage to the county road. A concrete lane intersects the lands.

The lands in recent years have been cut for silage or grazed but are equally suitable for cropping.

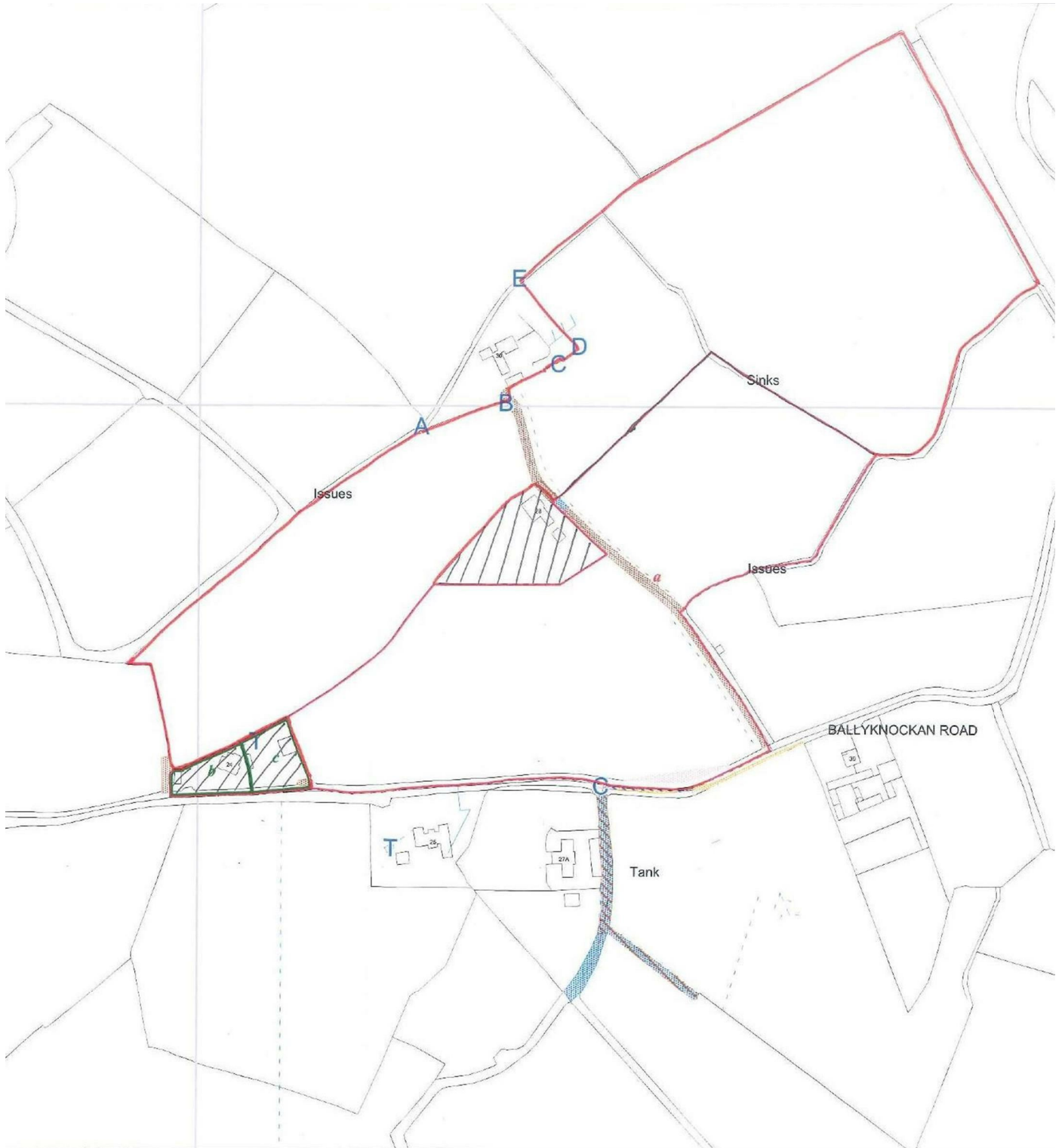
Mains water is believed to be available on the county road.

Viewing: Anytime

**High Quality Agricultural Lands
Adjacent To 28 & 30 Ballyknockan Road
Ballygowan
BT23 6NR**

**Guide Price
£540,000**

www.timmartin.co.uk
Telephone 028 97 568300



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

Comber ■
27 Castle Street, Comber, BT23 5DY
T 028 91 8789596

Saintfield
1B Main Street, Saintfield, BT24 7AA
T 028 97 568300

Tim Martin & Company for themselves and for the vendors of this property have endeavoured to prepare these sales details as accurate and reliable as possible for the guidance of intending purchasers or lessees. These particulars are given for general guidance only and do not constitute any part of an offer or contract. The seller and us as agents, do not make any representation or give any warranty in relation to the property. We would recommend that all information contained in this brochure about the property be verified by yourself or professional advisors. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty will be given as to their condition. All measurements contained within this brochure are approximate. Please contact us prior to viewing the property. If there is any point of particular importance to you we would be pleased to provide additional information or make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.