



**O'Neill &
Flanagan**

AUCTIONEER, ESTATE AGENT, VALUER

ALL CORRESPONDENCE TO:

Market Square House, Aughrim,
Co. Wicklow.

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"Kenny's Field", Killacoran, Aughrim, Co. Wicklow



For Sale by PUBLIC AUCTION

Thursday 12th November 2020 @ 3.00pm
Location to be confirmed

CIRCA 13.59 ACRES OF LAND
Folio No. WW13470F

C. 13.59 acres / C.5.51 hectares of agricultural land known as "Kennys Field", located 300m from Aughrim village. Road frontage on two roads - R747 and Killacoran road. Presently in grass, rail and post fence with natural boundaries of mature trees. Suitable small holding potential for a wide number of uses.

Full details available from our Aughrim office.

Legal: Mr. Cathal Louth, C.J. Louth & Son Solicitors, 5 & 6 Ferrybank, Arklow, P.O. Box No. 14, Co. Wicklow
Tel: 0402 32809 Email: info@cjlouthandson.ie



BRANCH OFFICE: Fitzwilliam Square, Wicklow Town, Co. Wicklow. Tel: 0404 66410 PSRA No.: 001326

O'Neill & Flanagan Limited for themselves and for the vendor or lessors of this property whose Agents they are, give notice that:- (i) The particulars are set out as a general outline for the guidance of intending purchasers or lessees, and do not constitute, part of, an offer or contract. (ii) All descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants 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'Neill & Flanagan Limited has any authority to make or give representation or warranty whatever in relation to this property. (iv) Prices quoted are exclusive of VAT, (unless otherwise stated) and all negotiations are conducted on the basis that the purchaser/lessee shall be liable for any VAT arising on the transaction.

Details of land

- Situated in the townland of Killacloran, Aughrim
- Post and rail fencing at boundary
- Mature native trees at boundary
- Road frontage on two roads
- Access by gate on each road
- Agricultural land of good quality
- Small holding potential.
- ESB substation located on land –lease currently in place due to end 2025.

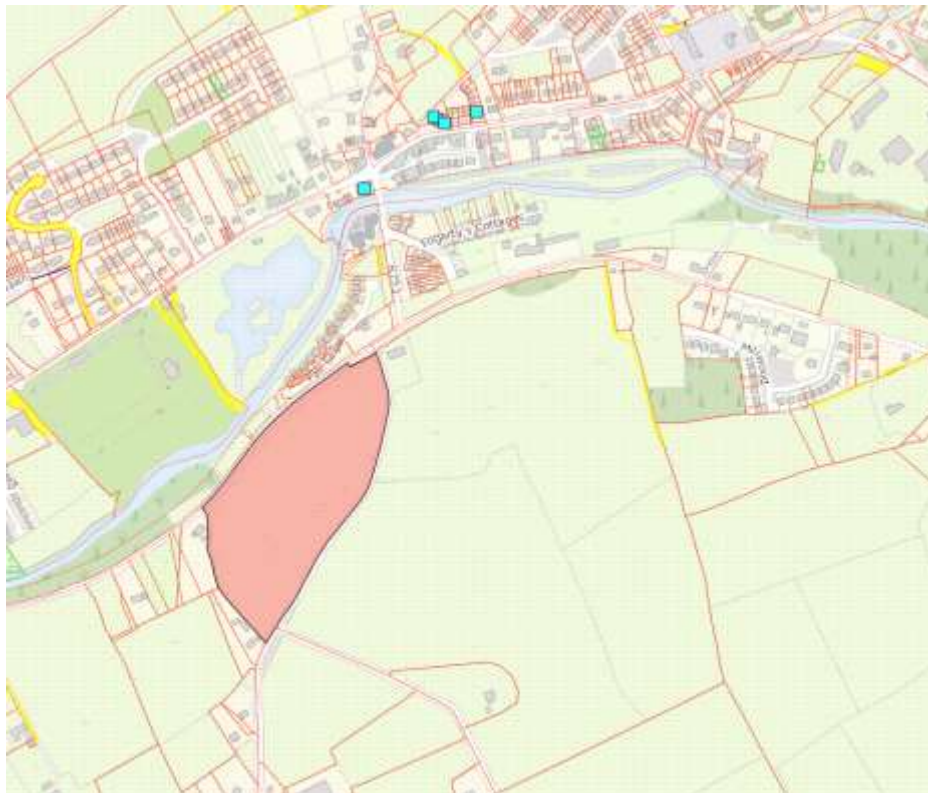


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Property is located 300m from Aughrim village.



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