Ref: 9113

ABBEYLAND, CASTLEDERMOT, CO. KILDARE

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www.quinnproperty.ie

Gorey: 053 94 80000
Email: sales@quinnproperty.ie

Carnew: 053 94 26234
Email: info@quinnproperty.ie

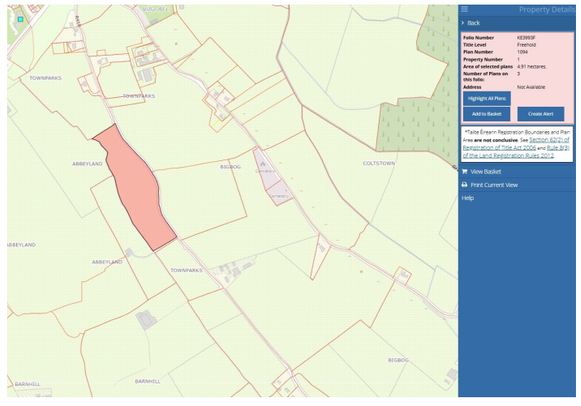
SUPERBLY LOCATED C. 10 ACRE ROADSIDE HOLDING INCLUDING STABLES AND FARM BUILDINGS FOR SALE BY ONLINE AUCTION ON TUESDAY 21ST JULY AT 2PM

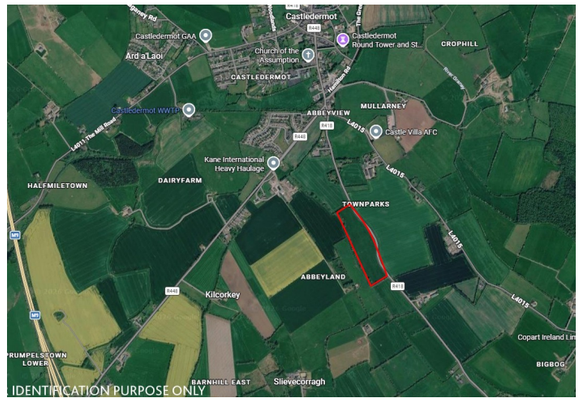
LOCATION:
This excellent c.10-acre holding enjoys a highly convenient location just off the R418 Castledermot to Tullow Road, approximately 1.5km from Castledermot, 2km from the M7 motorway and 12km from Carlow Town. Carlow offers an extensive range of shops, services and amenities, including primary and secondary schools, third-level educational institutions and the popular Fairgreen Shopping Centre with its multi-storey car park and wide selection of retail outlets. Situated on the N80, Carlow serves a large rural hinterland and is one of the region's principal commercial centres.

The land is laid out in a single division and is currently in grass, with access provided via an attractive granite stone bridge. The property benefits from a natural water supply and includes a range of stables and farm buildings, some of which have electricity connected. Offering excellent agricultural potential, this property may also be suitable for commercial or residential development, subject to the necessary planning permissions.

DIRECTIONS: From Castledermot: Go towards Church Lane, and continue onto R448 towards Tullow. After approximately 500m, stay left and continue for another 1km. The property is on the right, marked with a **QUINN** Property signboard.

A.M.V. P.O.A.





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