

FOR SALE BY PUBLIC AUCTION

**68 ACRES (27.5 Hectares),
NEWTOWN,
THE CURRAGH,
CO.KILDARE.**



2km The Curragh, 2.5km Milltown, 5km Newbridge & M75, 4.5km Kildare Town

- **Excellent location close to Newbridge, Kildare Town & M7 Motorway.**
 - 36 acres in Tillage & 32 acres in grass.
- **Good shelter with mature trees and hedgerows.**
 - Frontage onto Newtown Lane.
 - Laid out in 6/7 divisions.
 - Natural water supply.

Public Auction on Monday the 29th September 2014 at 3pm in the Keadeen Hotel, Newbridge (unless previously sold).

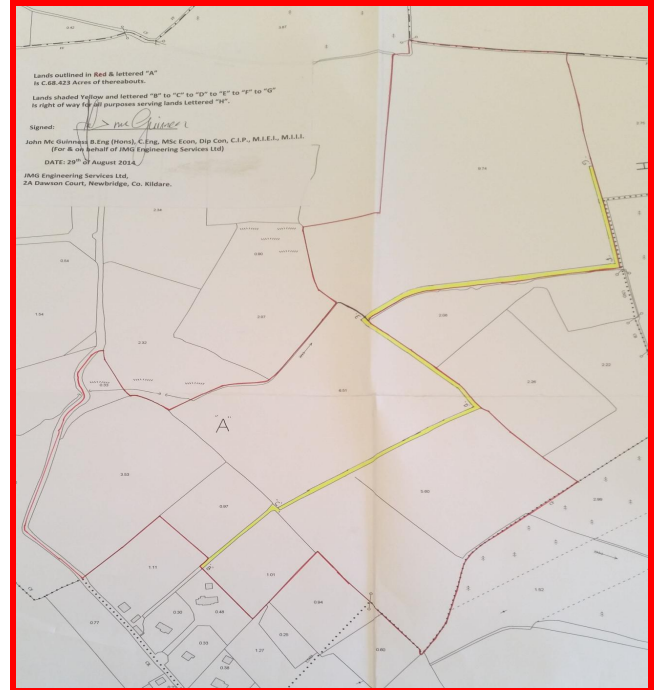
LOCATION:

The property is located just off the R415 between Milltown and Kildare Town in at Rathbride. It is accessed via Newtown lane which is a local County road and terminates just past the property. The entire is surrounded by agricultural land and some single one – off housing.

Location of lands in red.



Map of lands.



DESCRIPTION:

There is approximately 36 acres in tillage (winter wheat) and adjoining that there are two small fields in meadows. At the rear of these lands there are approximately 17 acres in grass part of which is good summer grazing land and a section to the bottom which is heavy. Overall there is lovely mature hedgerows and timber on the boundaries and there is a natural water supply.

The land is classified as 'Elton Series' to the front which is the best limestone land suitable for grazing or arable uses. The lands to the rear are defined as 'Banagher Series' which has a reduced range of uses.

SOLICITOR:

Niall O'Neill, South Main Street, Naas, Co.Kildare.

Photo of lands



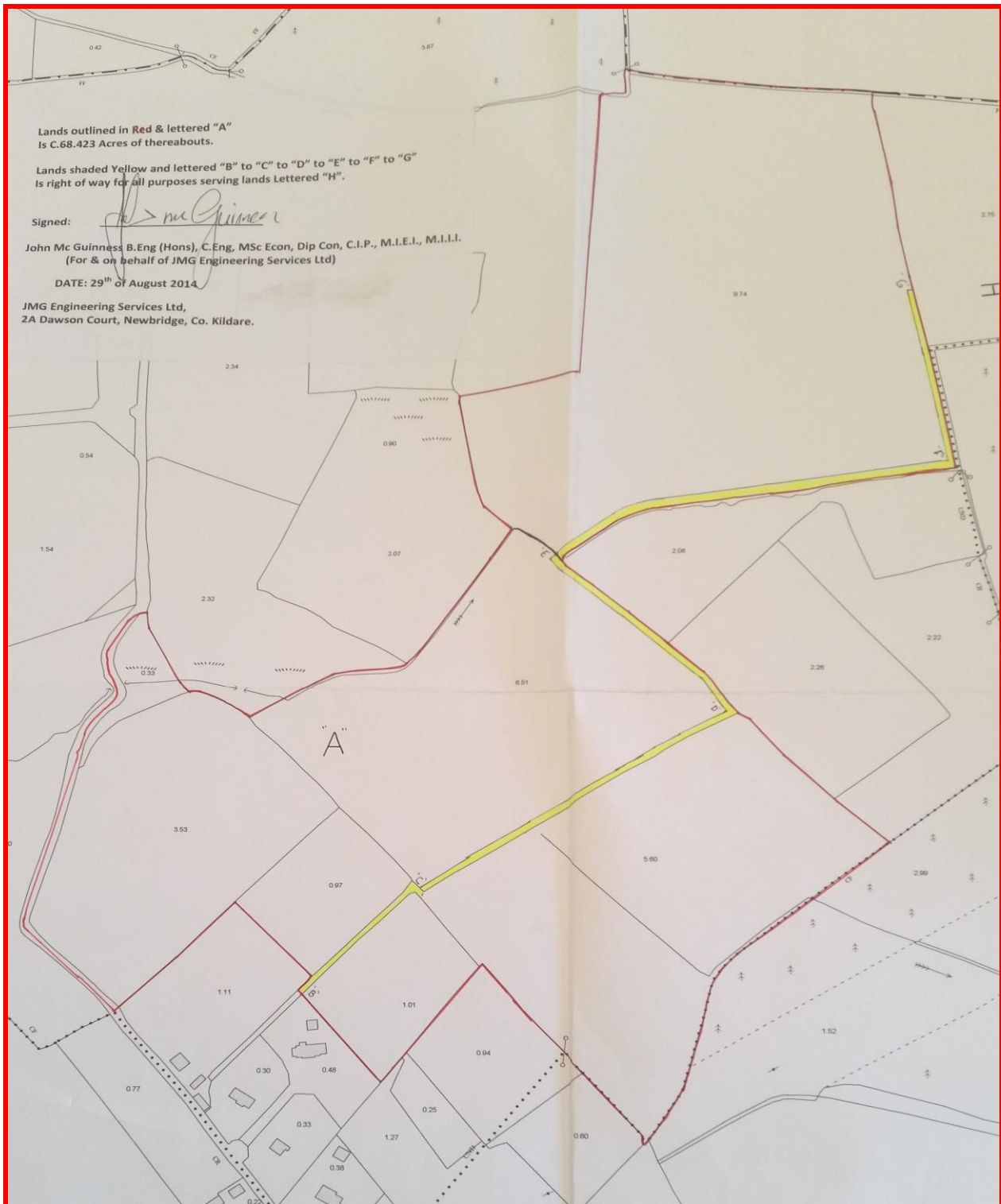
Photo of lands



**AERIAL VIEW OF PROPERTY:
OUTLINED IN WHITE.**



MAPS OF LANDS:



These particulars are issued by Jordan Town and Country Estate Agents, on the understanding that any negotiations respecting the property mentioned are conducted through them. Every care is taken in preparing particulars but the firm do not hold themselves responsible for any inaccuracy in the particulars and terms of the property referred to, or for any expense that may be incurred in visiting same, should it prove unsuitable or have been let, sold or withdrawn. Applicants are advised to make an appointment through us before viewing and are respectfully requested to report their opinion after inspection. Should the above not be suitable please let us know your exact requirements. Any reasonable offer will be submitted to the owner for consideration. © Jordan Town & Country Estate Agents 2014. All maps produced by permission of the Ordnance Survey Ireland License No. AU 0007514 © Government of Ireland