

# FOR SALE

C. 0.74 HECTARES / 1.83 ACRES (IN LOTS)

RESIDENTIALLY ZONED LAND AT

BLACKSTOOPS, ENNISCORTHY, CO. WEXFORD

**Kehoe  
& ASSOC.**

AUCTIONEERS & VALUERS

AMV: LOT 1 – 0.44 Hectares €120,000

LOT 2 – 0.30 Hectares €90,000

File No. d836.CM



- ❖ Valuable parcel of development land extending to 0.74 Hectares / 1.83 Acres or thereabouts situated in Enniscorthy Town.
- ❖ Offered for sale in lots – **Lot 1** 0.44 Hectares - **Lot 2** 0.30 Hectares
- ❖ Situated in a highly visible location close to the Blackstoops roundabout with frontage onto the R772 and R890.
- ❖ A high profile and well regarded address, close to all town amenities.
- ❖ Further details contact the sole selling agents, Kehoe & Assoc. at 053 9144393 or by email: [sales@kehoeproperty.com](mailto:sales@kehoeproperty.com)



**Kehoe & Assoc.**

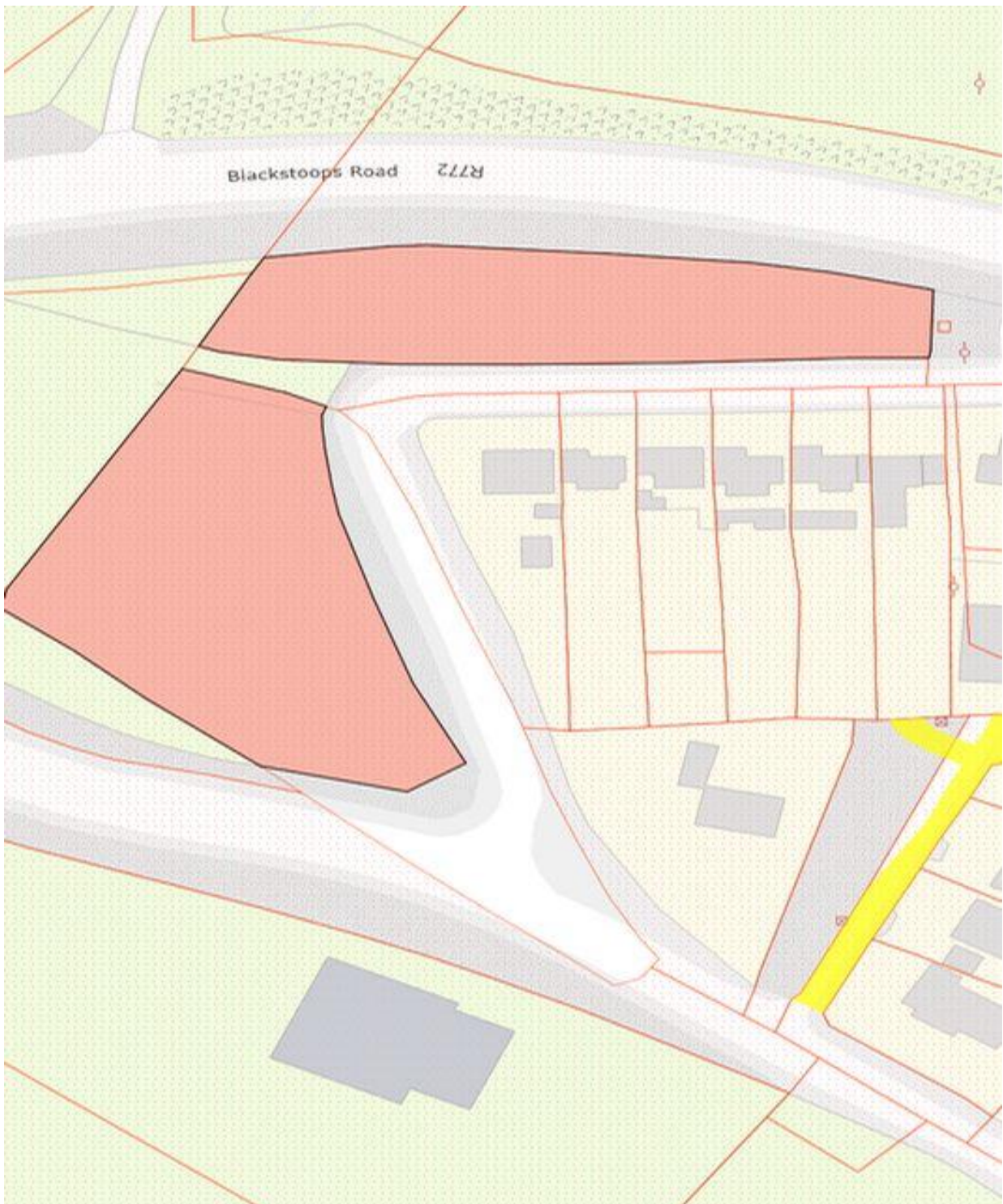
Commercial Quay, Wexford. Tel: 053 9144393

Email: [sales@kehoeproperty.com](mailto:sales@kehoeproperty.com).

Website: [www.kehoeproperty.com](http://www.kehoeproperty.com)

## Location

The subject lands are situated at Blackstoops, Enniscorthy Town. This is an established residential location close to the Blackstoops roundabout with the adjoining lands of residential and commercial uses. It is close to Donohoe Motors, Datapac, the new Primary Care Centre, etc. There is good access to the M11 motorway. With recent road improvements the area of Co. Wexford is within one hours drive from south Co. Dublin. Enniscorthy is an expanding and second largest town in co. Wexford. It is a most picturesque town built on the river Slaney.



# Description

The subject lands are zoned for residential development in the Enniscorthy Town & Environs Development Plan 2008 – 2014 as Extended. Kehoe & Assoc. are offering the land for sale in two lots. Lot 1 extends to c. 0.44 Hectares and Lot 2 extends to c. 0.30 Hectares. The lands have good access, highly visible and considerable road frontage. There is significant demand for new housing developments in this area of Co. Wexford. These lands are ideally suited to a small residential development and will suit a wide variety of developers. Please note we are selling these lands in their current state i.e. not subject to planning permission.

**Folio Number** W51945F  
**Title Level** Freehold  
**Plan Number** B6109  
**Property Number** 1  
**Area of selected plans** 0.44 hectares.  
**Number of Plans on this folio:** 2  
**Address** Not Available

[Highlight All Plans](#)  
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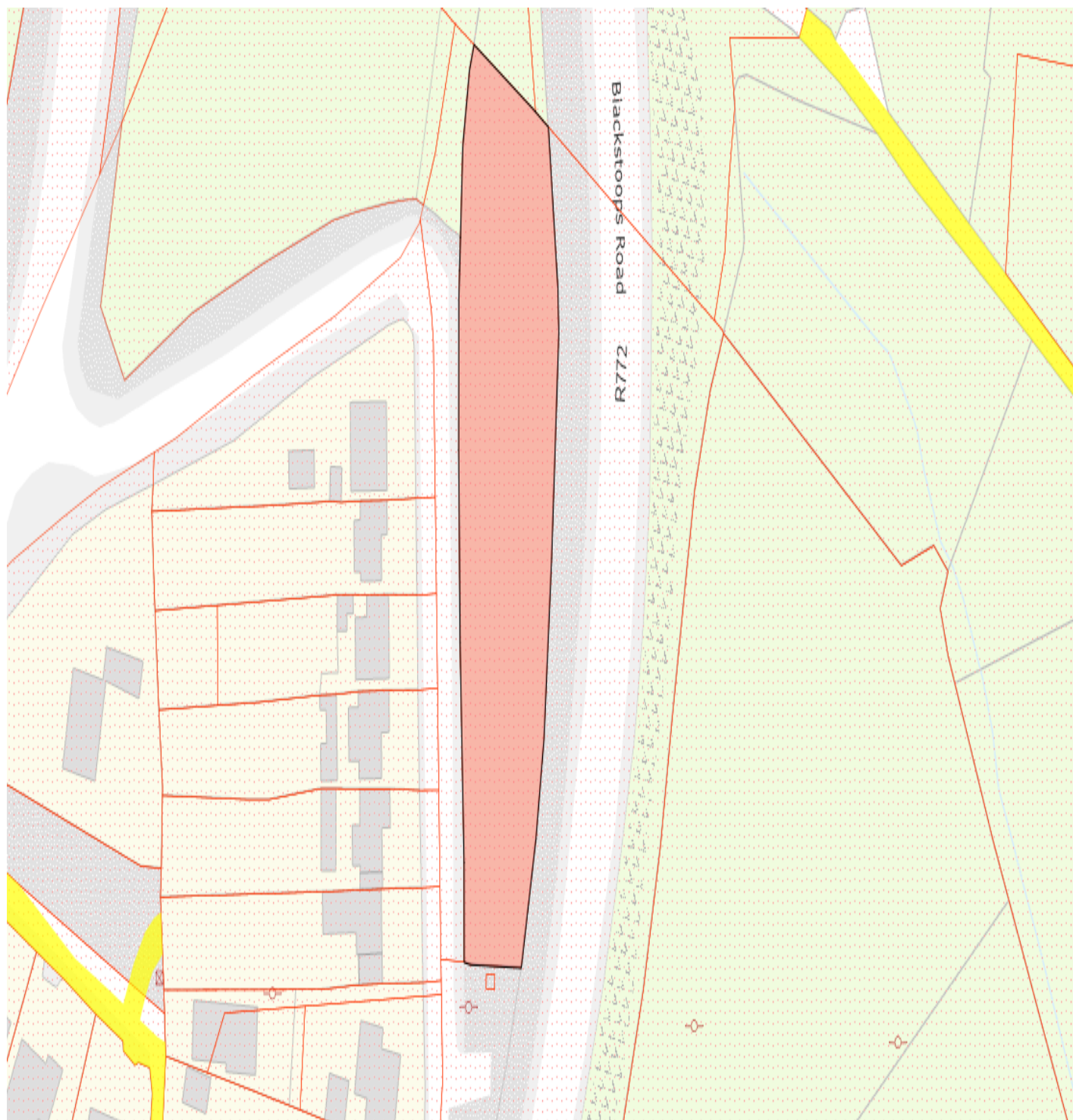
\*Title Éireann Registration Boundaries. Area are not conclusive. See Section 4 of the Land Registration Act 2006 and Section 201 of the Land Registration Rules 2011.

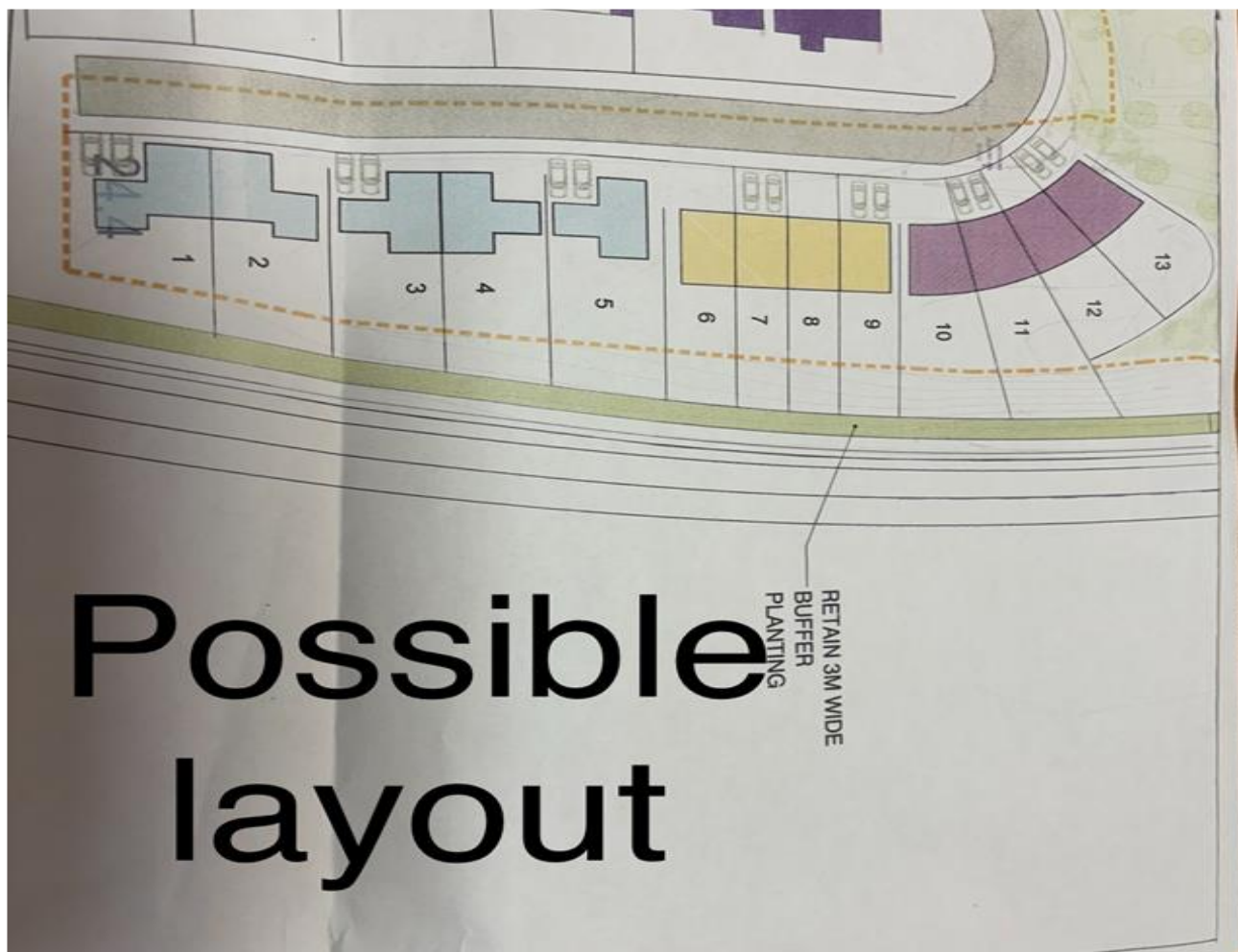
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Blackstoops Road R772

## Directions

In Enniscorthy town proceed out Island road on the regional road R772. Lot 2 is on the left hand side approximately 100m before the Blackstoops roundabout. To access the subject land take the first exit left off the roundabout and then immediately turn left. Please attached maps.





**Sales Agent**  
**COLUM MURPHY**

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These particulars are issued for guidance purposes only and do not form part of any contract and are issued on the understanding that all negotiations regarding this property will be conducted through this firm. PRA No. 002141