

Moneymohill, Ballyhahill, Co. Limerick.

RESIDENTIAL SITE



0.41 Hectares (1 Acre) Site

- Attractive site that may be suitable for residential development, subject to planning permission.
- The property is located in a rural area near the Village of Ballyhahill, Co. Limerick.
- Located just over 6km from the Village of Shanagolden and approx. 40km from Limerick City Centre.

ENQUIRIES TO



Bríd Walsh
+353 61 318 770
brid@ppg.ie
PSR: 001297-06673



Naomi Power
+353 61 318 770
naomi@ppg.ie
PSR: 001297-001345

FOR SALE | By Private Treaty |**LOCATION**

The property is located in a rural area known as Moneymohill which is approximately 5km from the village of Ballyhahill, Co. Limerick. Ballyhahill is a small village west of Limerick and amenities include; church, shops and sports clubs. Ballyhahill is located approximately 6.7km from the Village of Shanagolden and is approximately 44km from Limerick City. Other towns and villages that are within proximity include Foynes and Glin. Ballyhahill is located approximately 9km from the N69 which is the main Limerick to Kerry route.

The subject property is located on an unnamed local road, which is accessed off L1227 Shanagolden to Ballyhahill route.

DESCRIPTION

Greenfield site extending to 1 acre (0.41 ha).

**FEATURES**

Attractive lot size that may be suitable for residential development (Subject to Planning Permission being obtained).

Located within easy access to the village of Ballyhahill and Shanagolden.

Located within commuting distance of Limerick City Centre.

BER RATING

Exempt

QUOTING PRICE

On Application

VIEWING

Strictly by appointment with the sole agents Power Property

ENQUIRIES TO

Brid Walsh or
Naomi Power on
+353 61 318 770

Disclaimer Policy: These particulars are for guidance only and do not form part of any contract. Whilst care has been taken in their preparation we do not hold ourselves responsible for any inaccuracies. They are issued on the understanding that all negotiations will be conducted through this firm. **Power Property and the Vendor/Lessor give notice that:** These particulars do not constitute any part of an offer or a contract. All statements contained in these particulars as to this property are made without responsibility on the part of the Agents or the Vendor/Lessor. None of the statement contained in these particulars as to this property are to be relied on as statements or representations of fact. The particulars, various plans, photographs, descriptions and measurements have been carefully prepared, but their accuracy is not guaranteed and any intending Purchasers/Lessees shall satisfy themselves by inspection or otherwise as to their correctness. No omission, accidental error or misperception shall be a ground for a claim for compensation or for the rescission of the Contract by either the Vendor/Lessor or the Purchaser/Tenant. Neither the Vendor/Lessor nor Power Property nor any person in their employment has any authority to make or give any representation or warranty in relation to the property. Prices are quoted exclusive of VAT (unless otherwise stated) and all the negotiations are conducted on the basis that the Purchaser/Tenant shall be liable for any VAT arising on the transaction.