



3
PORTRANE BEACH

1
DONABATE BEACH

2
LAMBAY ISLAND

SITE

FOR SALE BY PRIVATE TREATY

Exceptional Development Site with FPP for 5 houses at The Fairways, Donabate Village, Co Dublin.



LOCATION

Superbly located in the centre of Donabate Village, a popular location for home buyers due to its excellent train service to the City Centre and its charming coastal location. The charming village centre contains all essential local amenities including shops, cafes and both primary and secondary schools.

Donabate Village is located c. 4.5 Km from Exit 1 on the M1, c. 12km from Dublin Airport and c. 25 Km from Dublin City Centre.

The village is well serviced by the very frequent train service to Connolly Station in Dublin City Centre with a journey time of approx. 25mins.

The site is accessed off The Fairways which is a well-established residential development in the heart of Donabate.

DESCRIPTION

The site extends to c. 0.46 acres/ 0.186 Ha and has full planning permission for five homes, comprising of the following mix:

House Type	No. of Style	Approx. Sq ft
4 bed detached with home office in rear garden	1	1969 excluding home office
3 bed semi detached house	2	1205
3 bed semi detached house with home office in rear garden	2	1205 excluding home office

PLANNING REFERENCES:

Planning permission was granted on the 10th March, 2016 under An Bord Pleanala Ref. PL06F.245697 & Fingal County Council Reg Ref. F15A/0194.

SERVICES

We understand that all mains services are available in The Fairways adjacent to the site and connection to same is possible.

TRANSPORT

Donabate Train Station is located c. 500m from the subject site.





MAP KEY

- 1 Donabate Church
- 2 Donabate Main Street
- 3 Donabate Train Station

- 4 Supervalu
- 5 Keelings Pub
- 6 The Fairways

VIEWING

By appointment only with the sole selling agent DNG
 Gemma Lanigan | T: 01 4912610 | E: gemmalanigan@dng.ie

GUIDE PRICE: €800,000

FOR FURTHER INFORMATION PLEASE CONTACT SELLING AGENTS,
 DNG NEW HOMES, DEVELOPMENT AND ADVISORY DIVISION



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