



# Downey McCarthy

*....the people you can trust*

## FOR SALE

STRATEGIC SITE C. 10.18 ACRES BETWEEN  
THE ALDEN HOUSING ESTATE AND  
THE SOUTH LINK ROAD.



**Inchisarsfield, Douglas, Cork**  
**AMV : €120,000**

**8 South Mall, Cork.**

**Tel:** 021 4905000 | **Fax:** 021 4905005

**Email:** [info@eracork.ie](mailto:info@eracork.ie) | **Web:** [www.eracork.ie](http://www.eracork.ie)

PSRA No. 002584



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## Description

The property comprises of a triangular shaped site approx. 10.18 acres.

## Location

The property is located approx. 5km from Cork city centre adjacent to the South Link Road and Alden Estate. Nearby occupiers include Douglas GAA, St. Patrick Mills, Douglas Shopping Centre and Douglas Court Shopping Centre.

## Zoning

The site is zoned for Open Space and has the following zoning objective;

“Open Space and Recreation Area. Provision of a multi-purpose leisure facility in Douglas to cater for sports clubs, community organizations and leisure activities. In addition, playing fields, parks and walkways/cycleways that provide a link to the Tramore Valley Park over the N40 and access to Vernon Mount walkway through to Grange, should be provided.”

## Folio:

CK54365F

## Solicitor:

Aisling O’Sullivan,  
Barry C. Galvin & Son Solicitors,  
91 South Mall,  
Cork.

**Tel:** 021-4271962

**Email:** aisling.osullivan@bcgalvin.ie

## Agent:

Sean McCarthy,  
ERA Downey McCarthy,  
8 South Mall,  
Cork.

**Tel:** 021-4905000

**Mobile:** 086-8385768

**Email:** sean@eracork.ie



The above details are for guidance only and do not form part of any contract. They have been prepared with care but we are not responsible for any inaccuracies. All descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy himself / herself by inspection or otherwise as to the correctness of each of them. In the event of any inconsistency between these particulars and the contract of sale, the latter shall prevail. The details are issued on the understanding that all negotiations on any property are conducted through this office.

## 8 South Mall, Cork.

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