

**FOR SALE BY PUBLIC AUCTION**

# 240 ACRES (97HA)

## ARDANAIRY, BRITTAS BAY, WICKLOW

EUROPEAN GOLF CLUB

**LOT 2**

Lot 1: c. 131 acres (53 hectares)  
Lot 2: c. 109 acres (44 hectares)  
Lot 3: c. 240 acres (97 hectares)

**R750**

**LOT 1**

- Coastal holding in a spectacular setting.
- Adjacent to Brittas Bay Beach and the European Golf Club.
- 5 minutes from M11 roadway.
- Land has potential to be improved.
- Extensive road frontage.

**FOR SALE BY PUBLIC AUCTION**

Thursday, 2nd November 2017 @ 3pm  
in the Glenview Hotel, Delgany (unless previously sold)

**JORDAN** 

Auctioneers, Estate Agents &  
Chartered Valuation Surveyors

**Tel: 045-433550**

[www.jordancs.ie](http://www.jordancs.ie)

# 240 ACRES (97HA), ARDANAIRY, BRITTAS BAY, WICKLOW

## LOCATION:

The property is situated 3km from the M11 Motorway (Junction 19) at Jack White's Cross giving easy access to a range of destinations both north and south bound including:

- Wicklow Town 15km
- Arklow 11km
- Dublin 55km
- Gorey 40km

The area is a hugely popular holiday and tourism destination and the surrounding area features a number of popular holiday villages and caravan parks. The property also adjoins the world renowned "European Golf Course" which shares the spectacular coastline.

## DESCRIPTION:

The land comprises 240 acres and is separated into two sections, divided by the (R750) coastal road linking Brittas Bay and Arklow. The land is predominantly in grass and has approximately 1km of extensive road frontage onto the main road. The entire is being offered for sale in 3 lots as outlined below:

### Lot1-131acres (53 hectares):

Situated on the Western side of the R750 and comprising c. 53 hectares (131 acres) this lot is laid out in about 9 divisions. The land is predominantly in rough grazing but has been used as tillage land in the past. The lower lying sections to the North West are marginal quality with some bogland situated in a special area of conservation (SAC). This lot includes a number of stone outbuildings and the remnants of a former dwelling house. There is extensive road frontage of c. 500m along the R750.

### Lot 2 109 acres (44 hectares):

This section comprises c. 44 hectares (109 acres). The land is laid out in c. 7 divisions and was previously used as a private landing strip. It includes an aircraft hanger and some additional buildings which are in disrepair. This section of land adjoins the world-renowned "European Golf Course" to the South and has extensive road frontage onto the main coast road linking Brittas Bay to Arklow (R750).

## Lot 3 Entire 240 acres (98 hectares):

### DIRECTIONS:

**From Dublin:** Go southbound on the M11 and take exit at Junction 19 for Brittas Bay (at Jack White's Cross) continue towards the to the end of the road and take a right onto the R750 coast road (beach car park will be in front of you). The property is situated c. 2km from the junction on both sides of the road. Property is clearly marked with **Jordan signboards**.

**From the South:** Take the M11 northbound and exit at Junction 19 for Brittas Bay (at Jack White's Cross) continue towards the to the end of the road and take a right onto the R750 coast road (beach car park will be in front of you). The property is situated c. 2km from the junction on both sides of the road. Property is clearly marked with **Jordan signboards**.

### SOLICITOR:

Leman Solicitors 8-34, Percy Place, Dublin 4.  
Telephone: (01) 639 3000

## CONTACT:

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*Viewing by appointment with sole agents only.*

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