



**O'Neill &  
Flanagan**

AUCTIONEER, ESTATE AGENT, VALUER

**ALL CORRESPONDENCE TO:**

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Co. Wicklow.

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## C. 1 Acre Sites Killacloran, Aughrim, Co. Wicklow



**For Sale by Private Treaty**

Sites for sale - two remaining.  
Part of Folio Number: WW32764F

Located in the townland of Killacloran, Aughrim. These sites have some road frontage on a private road with proposed shared entrances from road. Foot path from this road to Aughrim village.

Aughrim village is located (approximately 1.4 km from the sites).

The land is being offered to the market subject to Planning Permission been obtained from Wicklow County Council.

Contact our Aughrim office today to register your interest.

**Guide Price: €100,000 subject to planning permission**



**BRANCH OFFICE:** Fitzwilliam Square, Main Street, Wicklow, Co. Wicklow. **Tel:** 0404 66410 **PSRA No.:** 001326

O'Neill & Flanagan Limited for themselves and for the vendor or lessors of this property whose Agents they are, give notice that:- (i) The particulars are set out as a general outline for the guidance of intending purchasers or lessees, and do not constitute, part of, an offer or contract. (ii) 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 purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person in the employment of O'Neill & Flanagan Limited has any authority to make or give representation or warranty whatever in relation to this property. (iv) Prices quoted are exclusive of VAT, (unless otherwise states) and all negotiations are conducted on the basis that the purchaser/lessee shall be liable for any VAT arising on the transaction.

## Directions:

From Aughrim village, O' Neill & Flanagan office

Head south on R753 toward St Martin's Dr 210 m

Turn left onto R747 800 m

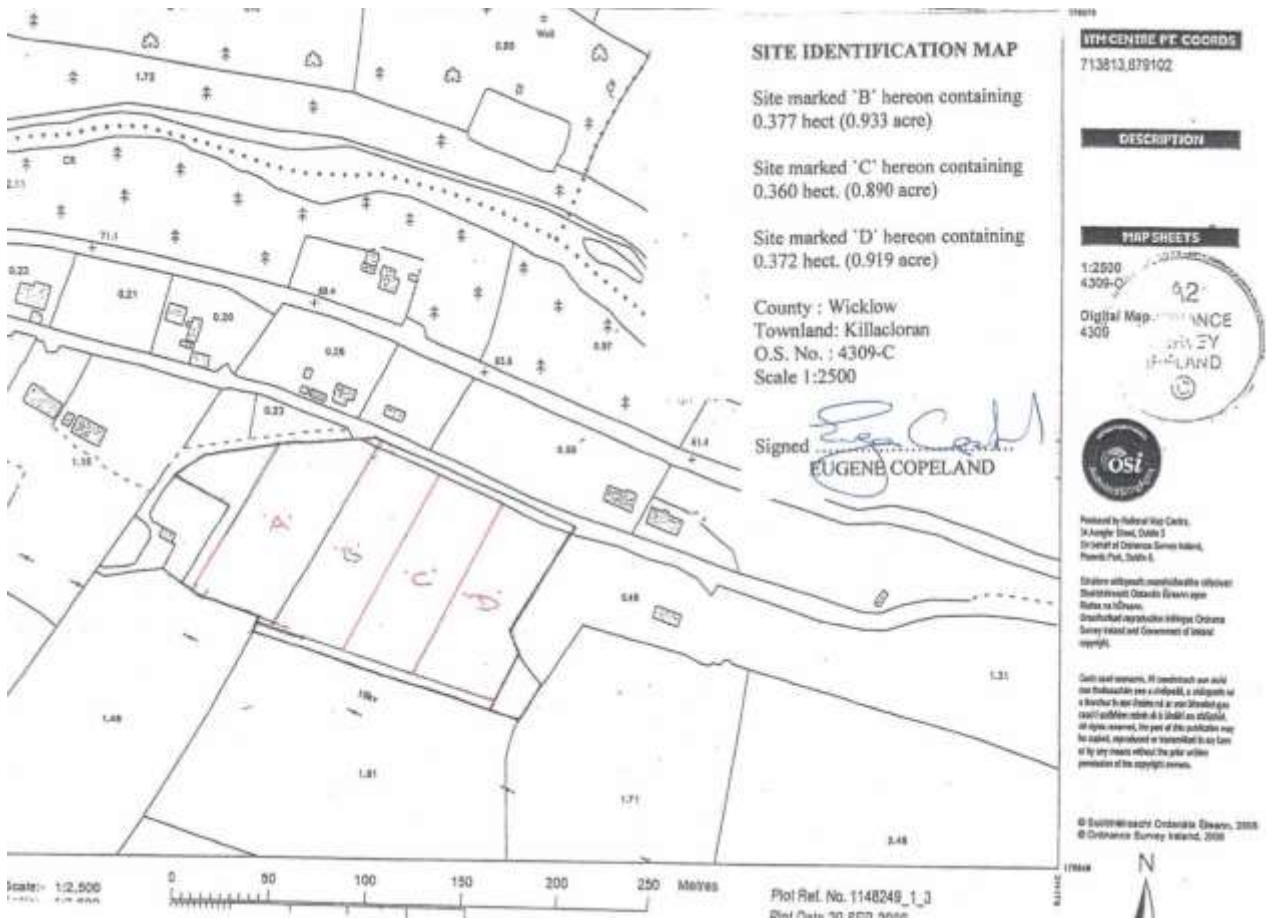
Turn right 500 m

Sharp right

Destination is on the left

Sign at site entrance.

Google Co-ordinates: 52.850199 , -6.311382



**Site A: Sale Agreed**

**Site B: Sale Agreed**

**Site C: circa 0.925 acres / c.0.374 hectares. Site is 36m wide and 100m wide when measured in the centre from road to rear**

**Site D: circa 0.92 acres / c.0.371 hectares. Site is 34m wide and 95m wide when measured in the centre from road to rear.**

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