



**C. 33.3 ACRES (13.5 HECTARES)**

MAYFIELD, MONASTEREVIN  
CO. KILDARE (Junction 14).

**Guide Price: €330,000**

**FOR SALE BY PUBLIC AUCTION  
ON FRIDAY THE 2<sup>ND</sup> OCTOBER  
2020 AT 3PM ON THE LANDS  
(unless previously sold)  
**PRE-REGISTRATION REQUIRED****



PSRA Reg No. 001536



**FOR SALE BY PUBLIC AUCTION**  
**C. 33.3 ACRES (13.5 HECTARES)**  
**MAYFIELD, MONASTEREVIN, CO.**  
**KILDARE (Junction 14).**

**LOCATION:**

The property is in a high-profile position adjacent to Junction 14 the Mayfield Interchange just off the M7 Motorway approximately 60 km from Dublin and the 190km from Cork and 120km from Limerick. The property is circa 4km from Monasterevin, 7km from Kildare Town and 16km from Newbridge / The Curragh.

**DESCRIPTION:**

The entire extends to circa 13.5 hectares (33.3 acres). It is all several divisions with access off two local roads. The entire is currently in grass with natural boundaries and hedgerows throughout and is ideal for any number of uses. There may also be some **long-term potential** with the holding in addition to the possibility of obtaining Planning Permission to construct a residence if required.

**TITLE:**

Freehold. Held in folio KE2217F.

**SOLICITOR:**

Hoey & Denning, High Street, Tullamore,  
Co. Offaly (ph 057 932 1105).

**SERVICES:**

No services provided.

**INVESTMENT OPPORTUNITY – LONG  
TERM POTENTIAL**

**PRICE:**

€330,000.

**AUCTION CONDITIONS:**

Purchaser to sign contracts on day of sale. 10% deposit required payable by either cheque or bank draft.

**DIRECTIONS:**

**From Dublin:**

Take the exit at Junction 14 and go past the entrance to the service station. The land will be on your left with a Jordan sign. If you continue to the end of the road and turn left the lands also meet that road.

**From Portlaoise:**

Take the exit at Junction 14 going over the motorway bridge and past the entrance to the service station. The land will be on your left with a Jordan sign. If you continue to the end of the road and turn left the lands also meet that road.

**CONTACT:**

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**ON FRIDAY, THE 2<sup>ND</sup> OCTOBER 2020**

**AT 3PM**

**ON THE PROPERTY**

**PRE - REGISTRATION REQUIRED**









**LANDS OUTLINED FOR  
ID PURPOSES ONLY**

