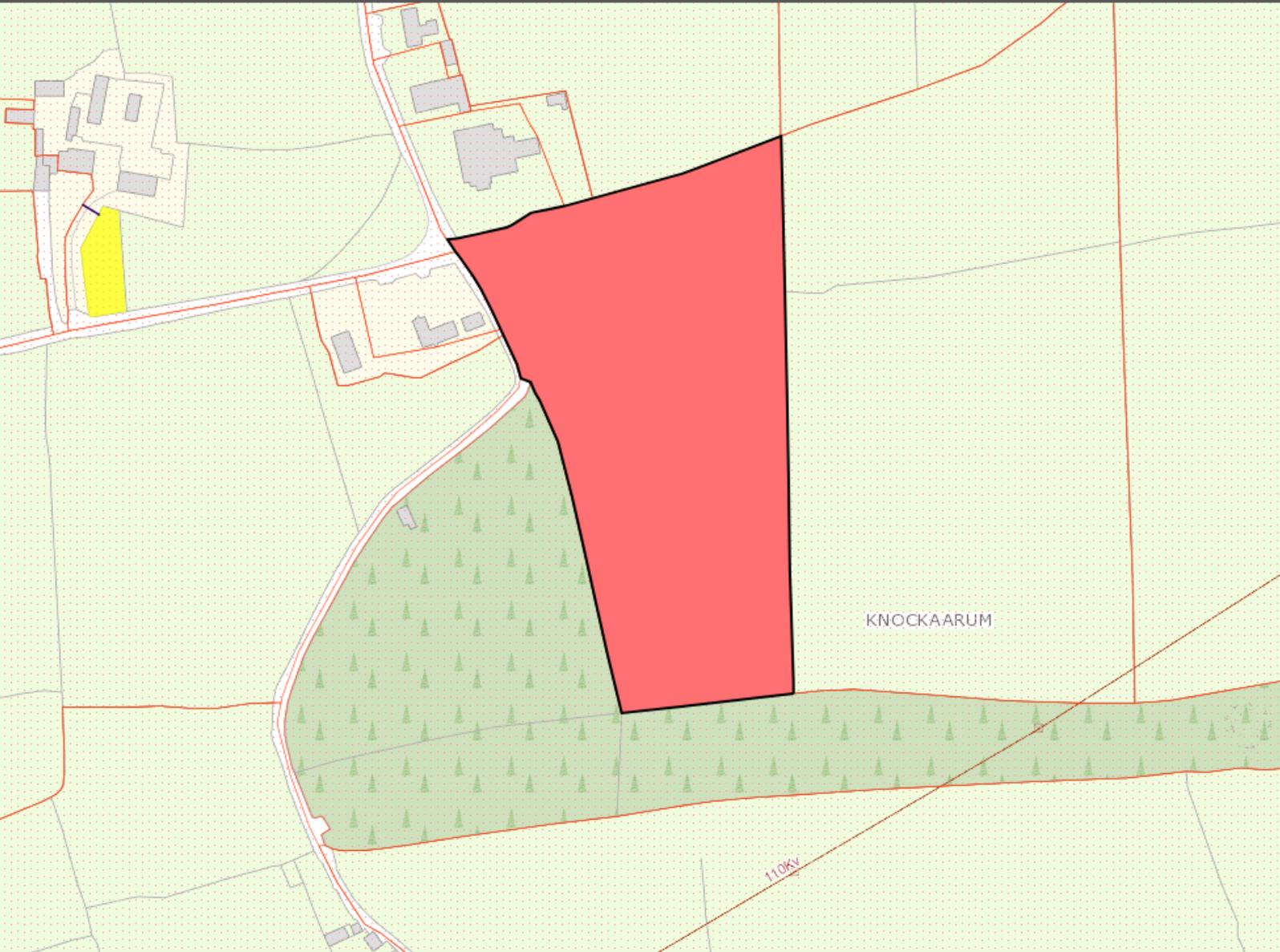


# C.8 Acres of Land



Knockaarum o Burncourt o Co. Tipperary



**Guide: €60,000**

A rare opportunity to purchase an excellent quality small holding:

- C.8 Acres of excellent quality, agri lands.
- A short distance from the M8 Motorway.
- Offered for Sale by Private treaty.

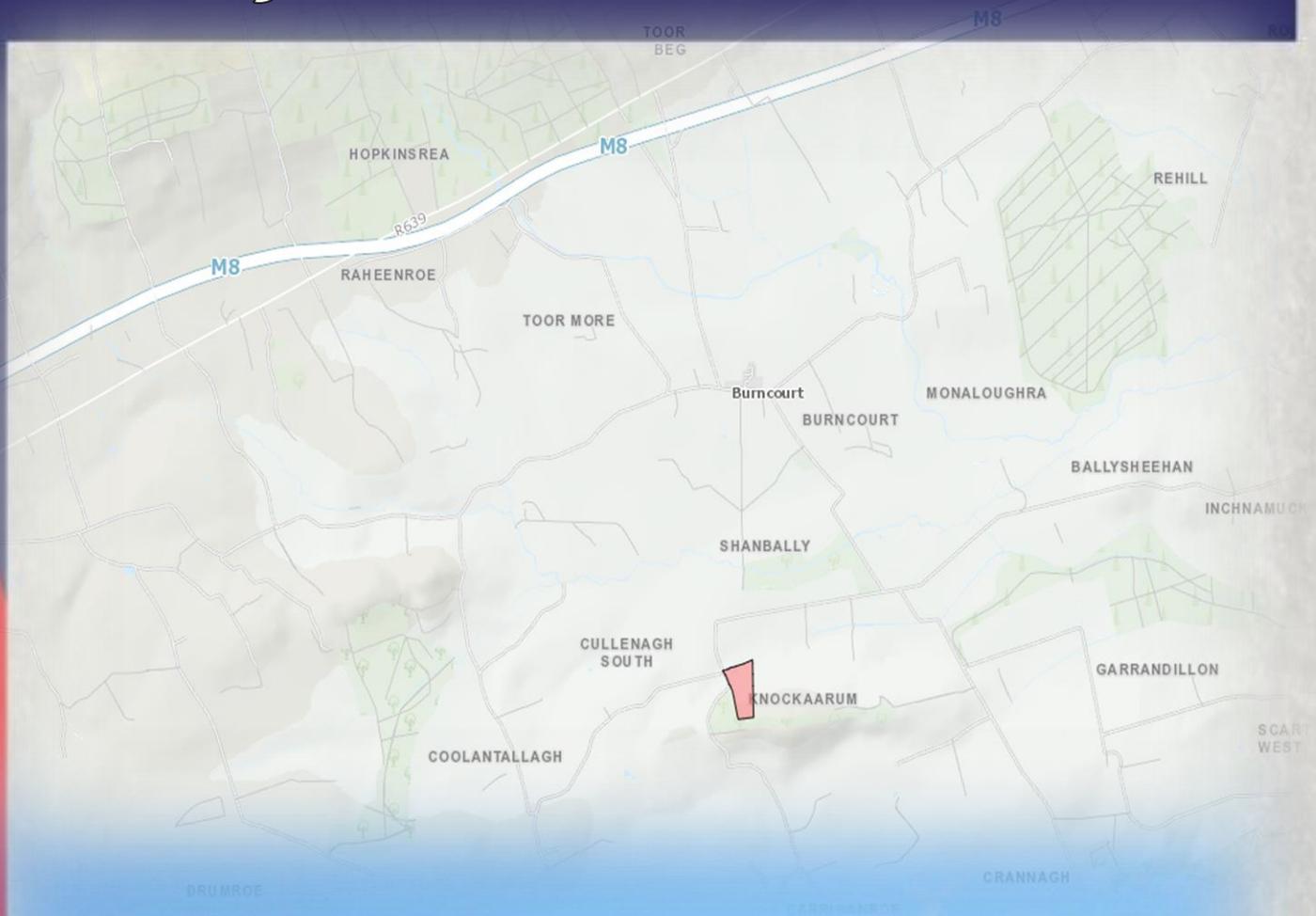


## *Location*



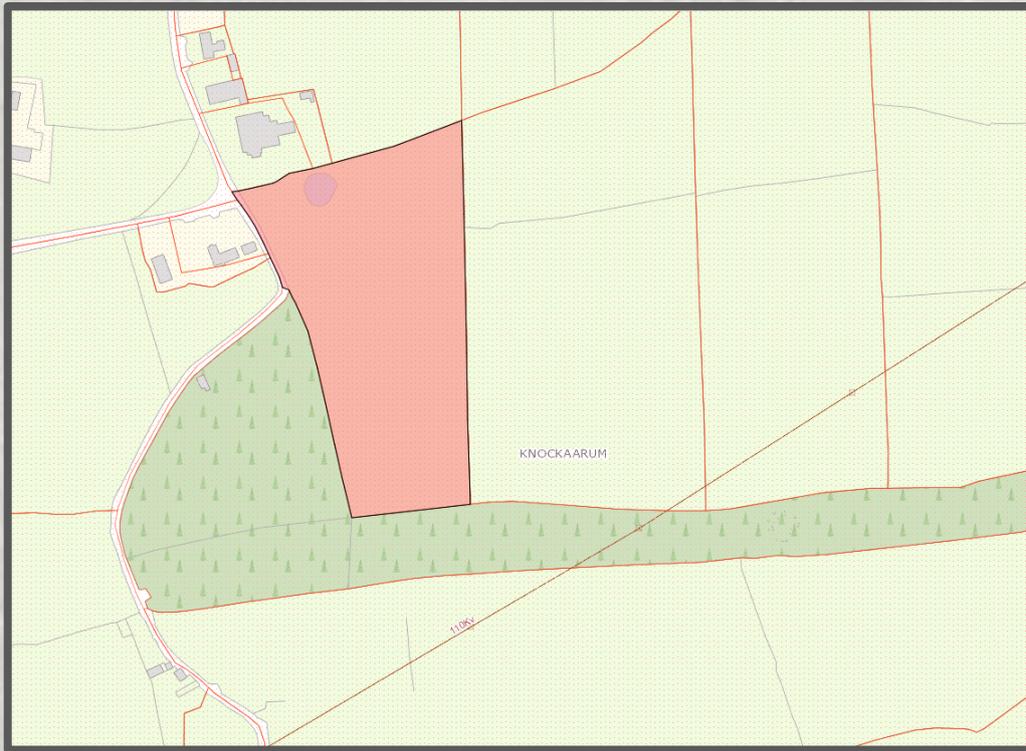
Located just off the R639, Main Mitchelstown- Cahir road, just 15km from Mitchelstown & convenient to Clonmel, Cork & Limerick, This holding is strategically located in one of Munsters most prime agricultural regions with unrivalled transport routes but also benefitting from the scenic countryside, aswell as a large number of tourist trails & attractions branching out from the area . Ballyhoura, Mitchelstown & Cahir Golf courses, Mitchelstown caves, Galtee Mountains, to name just a few.

# Description...



- This excellent South facing holding benefits from extensive road frontage.
- C.8 Acres of sheltered agricultural lands – producing cereal crop.
- Short distance from J12 & 13 of the M8.
- Jack Lynch tunnel 40minutes.
- Newlands cross 1hr 50minutes.

# Map:



Property Details

> Back

Folio Number	TY20522
Title Level	Freehold
Plan Number	6
Property Number	1
Area of selected plans	3.21 hectares.
Number of Plans on this folio:	2
Address	Not Available

Highlight All Plans

Add to Basket

\*PPRA Boundaries and Plan Area **are not conclusive**. See [Section 62\(2\) of Registration of Title Act 2006](#) and [Rule 8\(3\) of the Land Registration Rules 2012](#)

View Basket

Print Current View

# Directions:

From Burncourt village (with the church on your LHS)  
Turn right for Ballyporeen.



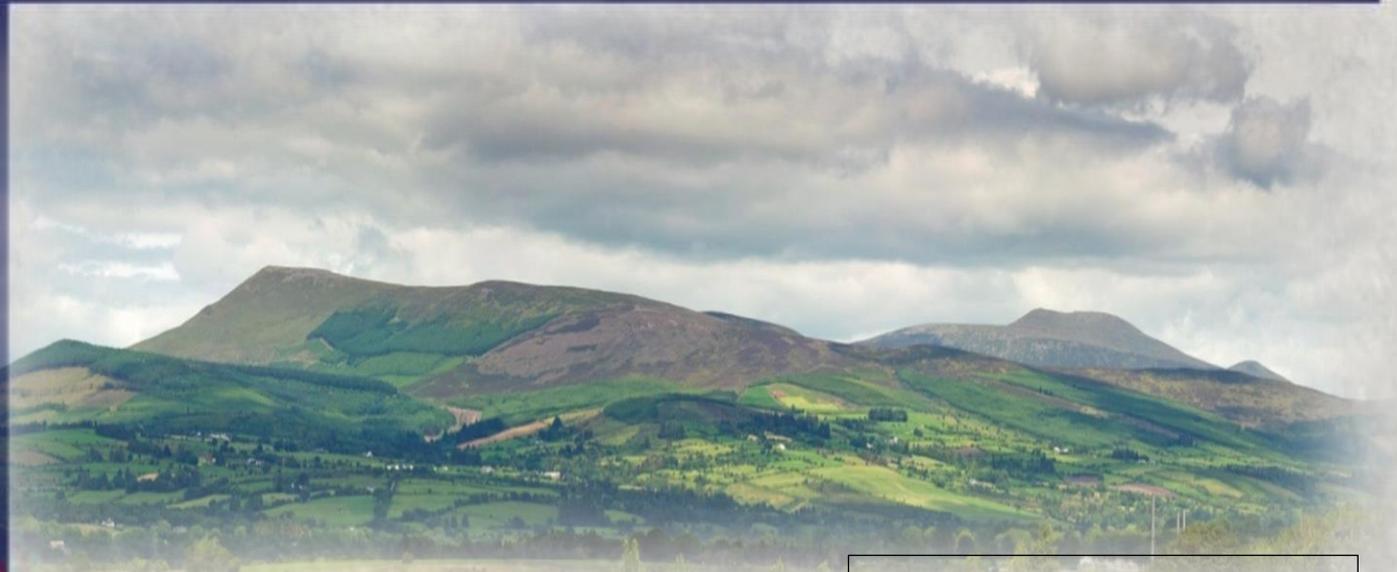
After 1km, Turn Right



Turn left after Sawmill.  
Lands begin here



# Terms:



**Guide: €60,000**

Knockaarum is being offered for Sale by private treaty. Terms are available and to be negotiated on application with agent:

Michael Dorgan Auctioneers & Valuers  
Baldwin Street  
Mitchelstown  
Co. Cork  
(025) 85700  
Email: [Info@michaeldorgan.ie](mailto:Info@michaeldorgan.ie)



## Building Energy Rating

BER: n/a

BER

EPI: kWh/m<sup>2</sup>/yr

Full BER Certs & Advisory reports  
available on request.

The above particulars are issued by Michael Dorgan, Auctioneers & Valuers on the understanding that all negotiations are conducted through them. Every care is taken in preparing particulars but the company do not hold themselves responsible for any inaccuracies. All reasonable offers will be submitted to vendors. These particulars do not form any contract for Sale subsequently entered into.

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