

Peter
MURTAGH
.ie

CHARTERED SURVEYORS, AUCTIONEERS & AGENTS

Bailieborough

042 - 966 5355

BER G

Carnagarve, Bailieborough

A82 YK23



28.86 ha / 71.31 Acre

Residential Farm

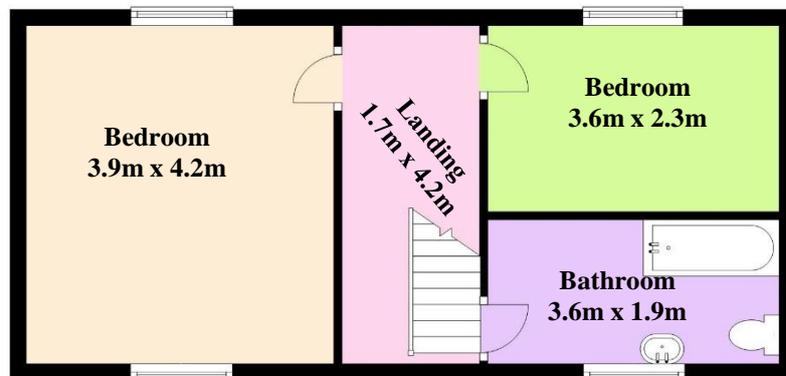
● About 4.4 kms from town ●

The Dwelling

Compact Old Fashioned House
with 86.8 sq m / 944 sq ft of
gross internal accommodaion



Floor Layout Sketch



Services

- ⇒ Water from Wells
- ⇒ Mains Electricity
- ⇒ Private Sewerage System
- ⇒ Oil Fired Central Heating with Solid Fuel Stove linked to upstairs heating system

The Farmyard

Approx. Gross
External Areas

Sq. m

20 Cow Byre with 2 Dairy Areas

608

Hay Barn

94

Machinery Shed

113

Lofted Shed

103

Single Storied Shed

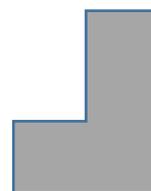
41

2 Small Storage Sheds

Concrete Yard

Stock Holding Area

Cattle Crush



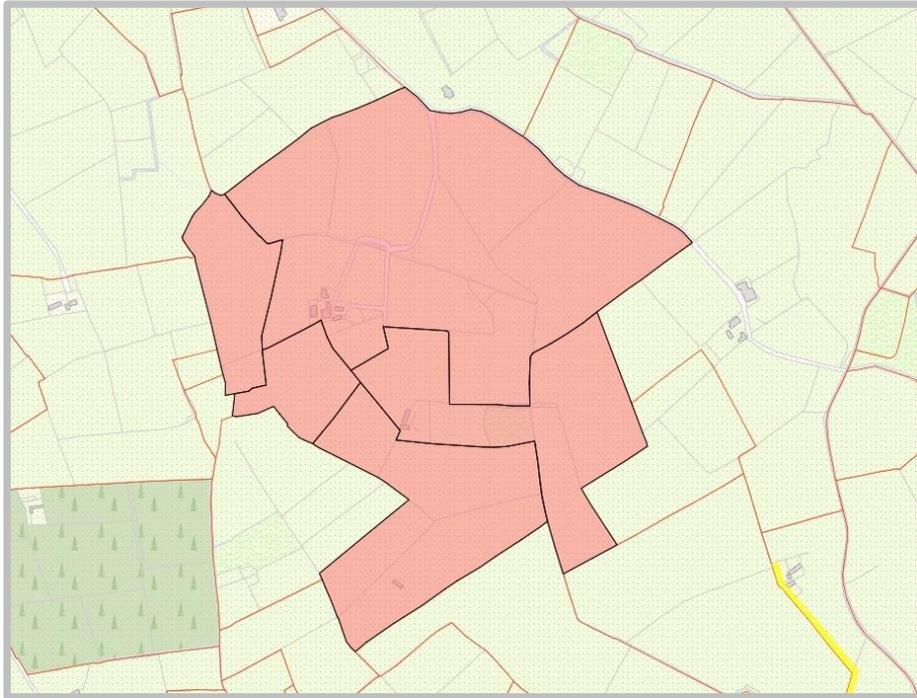
Slatted Tank
waiting to be
covered with a
suitable building

The Lands

- Well maintained & containing good mowing ground
- Secure boundaries
- Network of farm roads
- Water supply from wells
- Entitlements



Site Map & Location Map



Maps are not to scale. They are for information purposes only
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Directions

From Bailieborough.....

- Take, the R178, out of town towards Virginia for about 1.5 kms.
- Turn left onto L75861
- Continue for 1.6 kms and turn left
- Continue for another 1.3 kms to the property on the right.
- Geographical Co-ordinates 53.8856°N 6.9850°W

Watch for the Agent's Signs

All Enquiries and order to view through Sole Selling Agent
Peter Murtagh Chartered Surveyors
Auctioneers & Agents

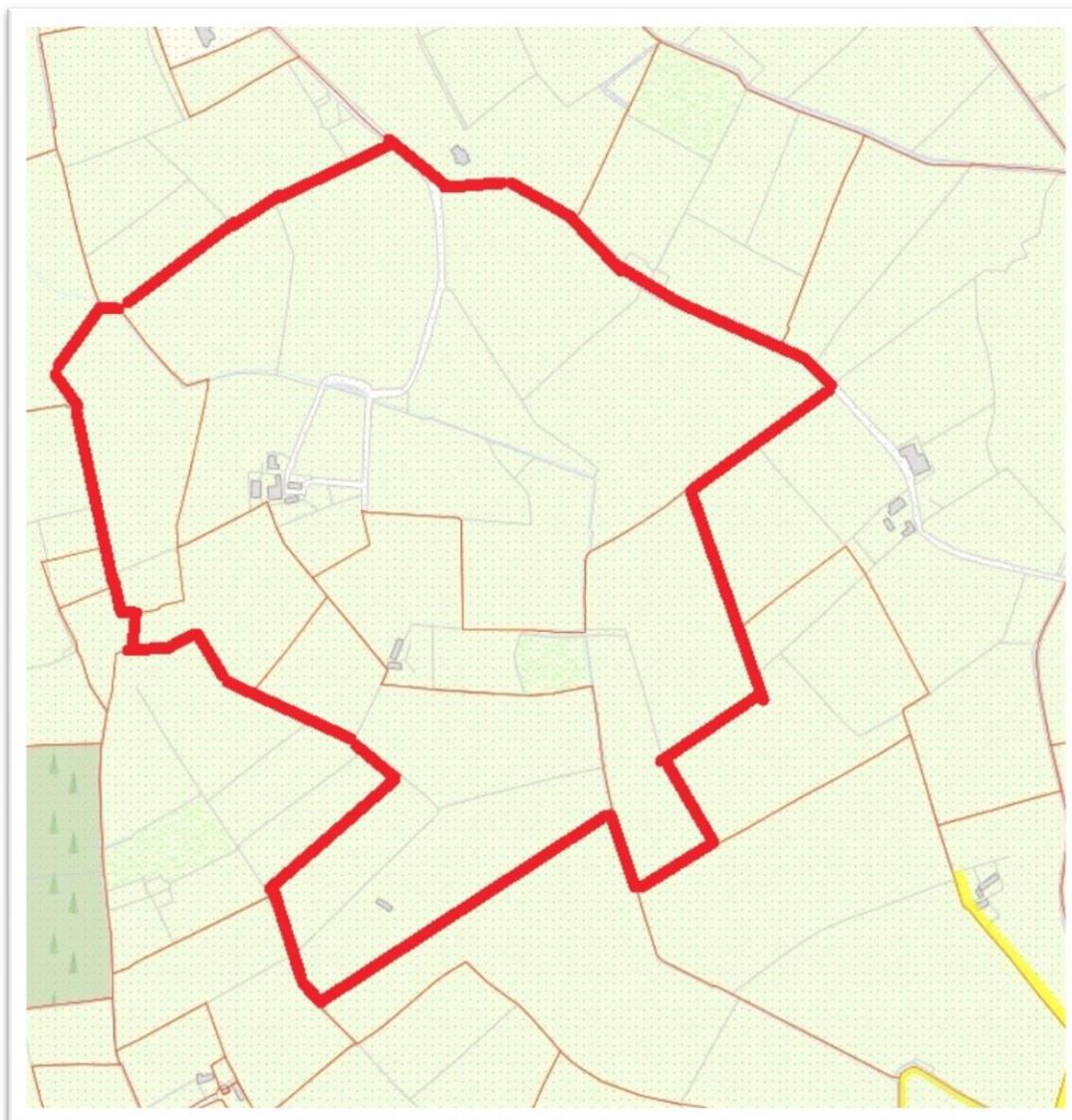
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Website: www.petermurtagh.ie



Property Services Regulatory Authority Licence No. 001292



<i>Scheme Year</i>	<i>Qualifying Land</i>	<i>Est. Greening Payment</i>	<i>Total Payments</i>
2018	27.77 ha	€2647.22	€7725.40
2018	Direct Payment Scheme	€5078.18	

These particulars are issued on the implicit understanding that all negotiations are conducted through this agency and whilst care is taken in setting out these details we do not guarantee their accuracy nor do they form a contract or any part thereof.