



**C. 65 ACRES (26.39 HECTARES)**

OLDTOWN DONORE, CARAGH, NAAS  
CO. KILDARE.

**Guide Price: €700,000**



PSRA Reg No. 001536

**FOR SALE BY PRIVATE TREATY**  
C. 65 ACRES (26.39 HECTARES) OLDTOWN  
DONORE, CARAGH, NAAS, CO. KILDARE.

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**LOCATION:**

The subject land is located close to the village of Caragh (2.5km), on Sticken's lane. It is easily accessible to a wide range of locations including Naas 8.5km, Newbridge 12km, Sallins 9km, Clane 9km and the M7 Motorway 10km.

**DESCRIPTION:**

The property extends to c. 65 acres (26.39 hectares) with extensive frontage of about 200 metres onto Sticken's Lane. The entire is in 3 divisions mostly in field beans with a smaller section of about 5 acres in grass.

It is generally very good quality land ideal for any number of uses with natural boundaries and hedgerows throughout. There is a lovely aspect towards the church in Caragh and the entire would make a good site for a residence subject to obtaining the necessary Planning Permissions.

**TITLE:**

Freehold (part Folio No. KE12635F)

**PRICE:**

€700,000

**SOLICITOR:**

Coonan Cawley, Naas, Co. Kildare 045 - 899571

**DIRECTIONS:**

**From Newbridge:**

Proceed towards Caragh and at the Church turn left onto the R409. Continue for 1km and take a left at the Jordan sign going down Sticken's Lane and pass Caragh Nurseries. The property will be on your left after 1.3km with a Jordan sign.

**From Naas:**

Proceed towards Caragh continuing straight through the village and past the Church on your left. Continue for 1km and take a left at the Jordan sign going down Sticken's Lane and pass Caragh Nurseries. The property will be on your left after 1.3km with a Jordan sign.

**CONTACT:**

**Clive Kavanagh**

**T: 045 -433550**

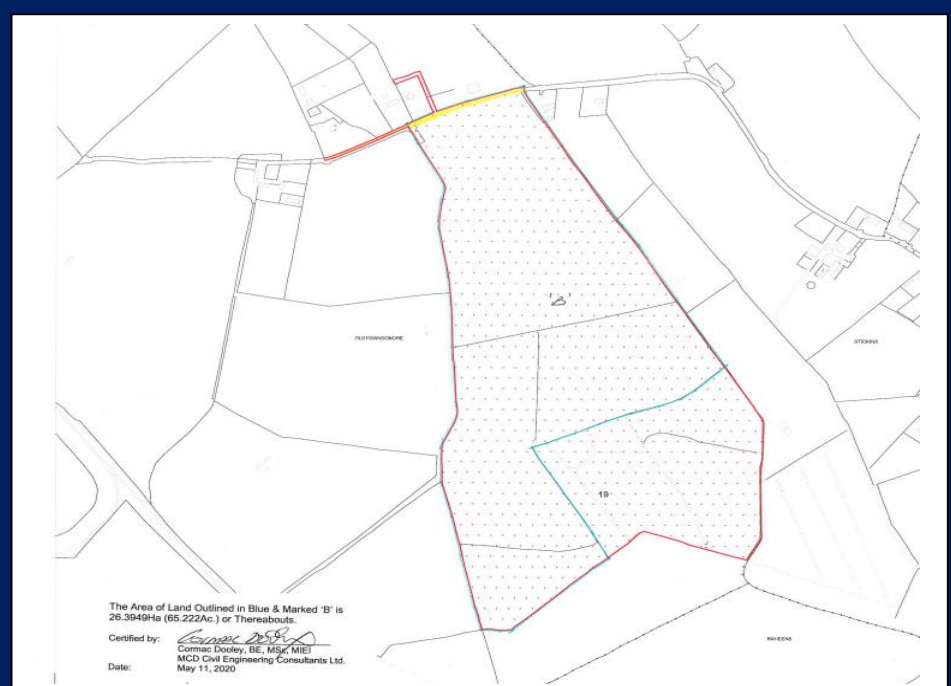
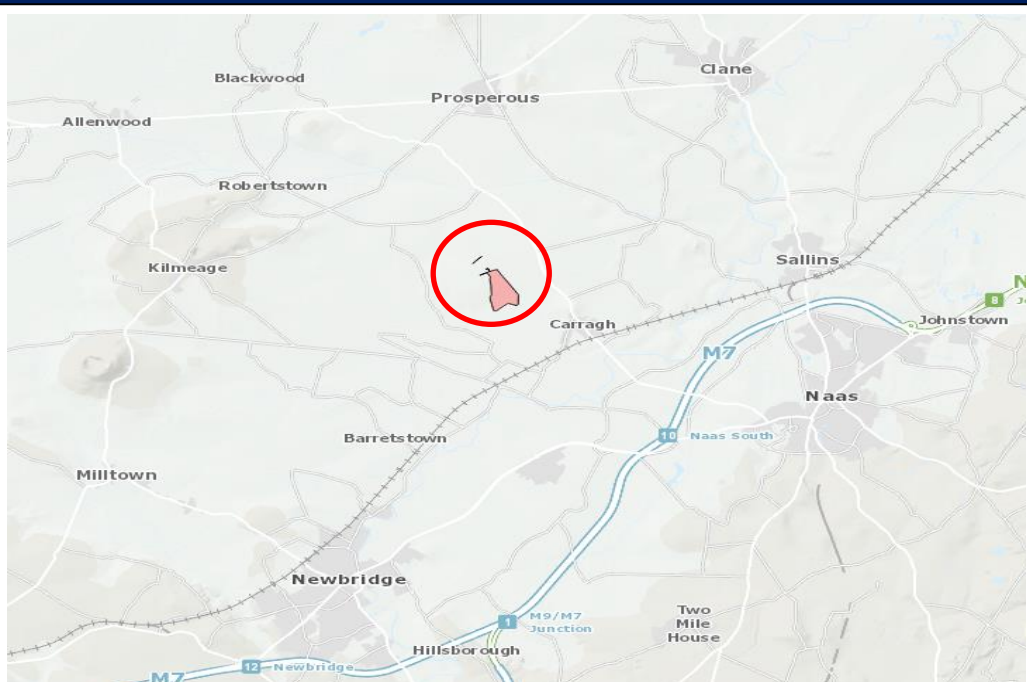
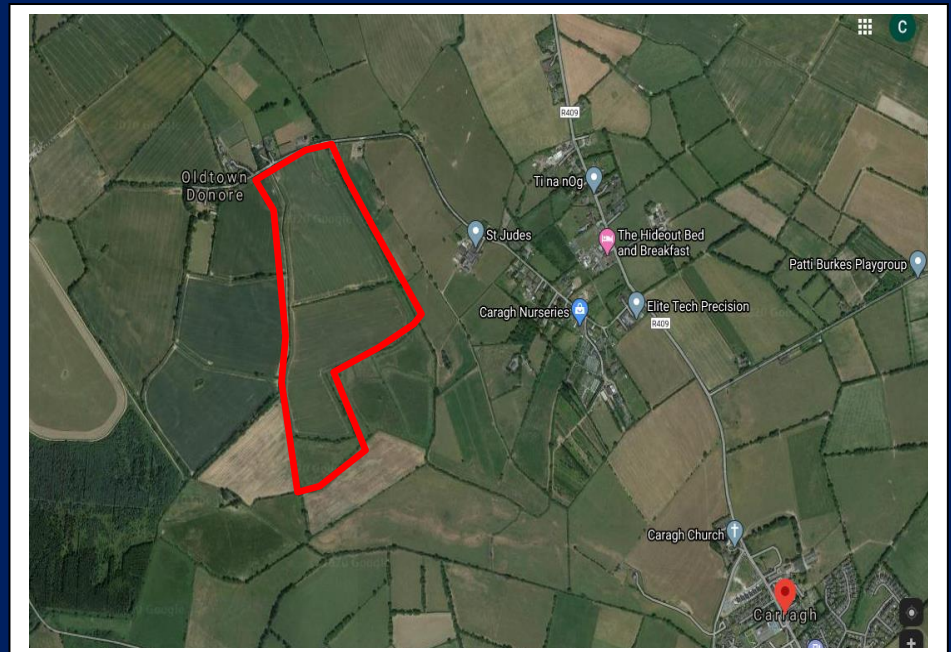
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**Paddy Jordan:**

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The Area of Land Outlined in Blue & Marked 'B' is 28.3949Ha (68.222Ac.) or Thereabouts.  
 Certified by: *[Signature]*  
 Conroy, B.E., Mgr. MBE  
 MCD Civil Engineering Consultants Ltd.  
 Date: May 11, 2020

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