

**LANDS AT TIERMORE, KILMACOW, CO. KILKENNY.**  
FOLIO KK1359 - c.14 Acres



*Lands at Ullid. Kilmacow. Co. Kilkenny.*

**ULLID & TIERMORE, KILMACOW, CO. KILKENNY.**

**c.54 ACRE RESIDENTIAL HOLDING**



For Sale By Public Auction  
Tuesday 21<sup>st</sup> April 2015 at 3pm  
In The Rising Sun, Mullinavat, Co. Kilkenny.

**Solicitor** : Mr Paul Treacy, Treacy & Mullins, Tramore, Co. Waterford, Ph : 051 391488

This is an attractive holding of top quality lands in a very good farming area. There is short laneway access to the property which includes a two-storey farmhouse and useful farm buildings.

It will be offered as follows:-

**Lot 1** : The Entire

**Lot 2** : Residence, Farm Buildings and c.40 Acres.

**Lot 3** : c.14 Acres

### **TWO-STOREY FARMHOUSE**

The two-storey slated residence comprises of the following:-

Ground Floor:- 41st x 15st ft (615 sq ft)

Extension : 30st x 7ft (210 sq ft)

Includes : kitchen, livingroom, utility room, bedroom and bathroom

First Floor \_ 2 large bedrooms.

OFCH, DG PVC windows

Two useful stores on each side of the house.

### **OUT OFFICES**

3 bay harbarn - converted to silage pit (170 sq m)

2 lean-to's - cubicles to accommodate 52 stores (270 sq m)

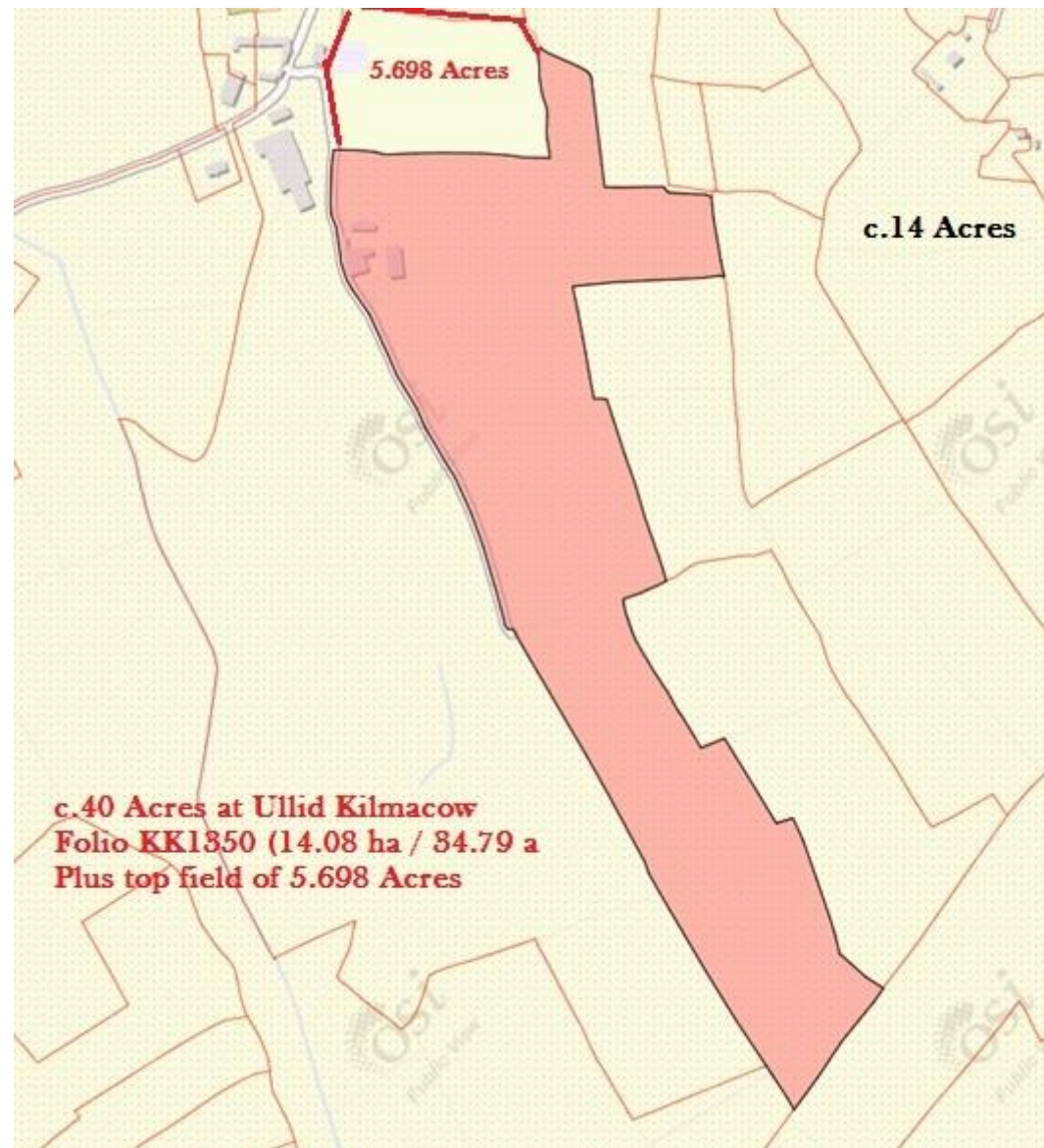
Milking Parlour (100 sq m)

3 bay harbarn (converted to accommodate 28 stores) and lean-to (336 sq m)

Remaining utilised for fodder and machinery storage

Large lean to shed - general purpose use i.e. Produce and feed stores and machinery storage.  
(196 sq m)

Offices 1072 sq m (10,300 sq ft)



**C.40 ACRES AT ULLID, KILMACOW, CO. KILKENNY.**

Folio KK1350 (14.08 ha/34.79 acres) Plus top field of 5.698 Acres