



Cush, Martinstown, Kilmallock,
Co. Limerick.



AERIAL VIEW IS FOR ILLUSTRATION PURPOSES ONLY

Price on Application



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Roadside Farm extending to C. 47.5 St. Acres.



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This well-located farm is situated in the heart of the renowned Golden Vale, an area synonymous with fertile soils, strong agricultural performance and attractive rolling countryside. The lands are all in permanent pasture and are of mixed quality, with a substantial portion comprising good-quality grazing land. The remaining heavier lands are considered reasonably good and offer excellent scope for improvement works to significantly enhance productivity.

The property includes the outline of a former dwelling together with a number of ancillary out-offices, presenting potential for redevelopment or replacement, subject to planning permission.

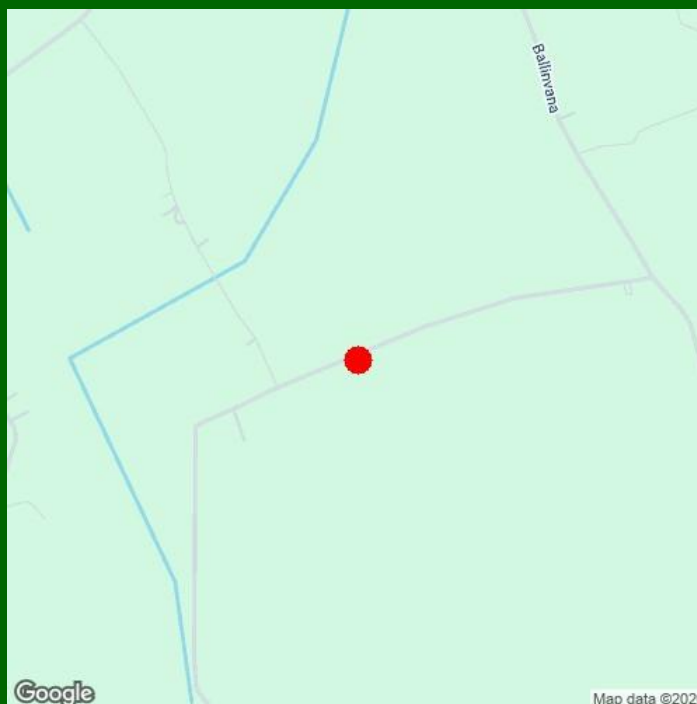
Located just 5 km from Kilfinane, the farm enjoys valuable roadside frontage, providing convenient access and enhancing its future development potential (STPP).

This is a rare opportunity to acquire an attractive holding in a highly regarded farming district, ideal as an excellent addition to an existing farming enterprise.

Early inspection advised Contact Richard Ryan GVM Auctioneers, Kilmallock on 063 98555 or 087 8067772.

Features:

- No water or ESB connection.



From Kilfinane take the Garryspillane Road for 3.5 KM turn left at Cross, proceed for 850 meters and turn left, proceed for 650 meters the property is on the left hand side, co-ordinates: 52.393580, -8.464483

Agent Information:

Richard Ryan

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Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part of this brochure. Such information is given in good faith and believed to be correct. However neither the vendor nor their agents shall be held liable for any inaccuracies therein.



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