

# REA

# Eoin Dillon



LANDS FOR SALE with DERELICT COTTAGE  
20.04 ACRES (8.11 HECTARES)

**FOR SALE BY PRIVATE TREATY**

Lot 1 Johnstown,  
Puckane,  
Nenagh,  
County Tipperary

**AMV €225,000**





## DESCRIPTION

Unique opportunity to purchase lands in Johnstown, Puckane, Nenagh. These lands are mainly prime top quality grasslands.

- 8.11 ha (20.04 acres)
- Part Folio TY21366
- Grazing lands with 3 bay hay barn, derelict ruins of period house and ruins of more modest farm house.
- Decommissioned well and pump house.
- Please note estimated closing date of sale is Sept 2025 as awaiting probate to be granted.



## SOLICITORS WITH THE CARRIAGE OF SALE

Paddy Cadell  
Butler Cunningham & Molony  
Templemore, Co Tipperary  
T: 0504 21857

## DIRECTIONS

From Puckane National School and head north on R493 towards Ballycraggan. After about 800 meters, turn left onto L4931-1. Continue for 600 meters, then take a slight left and continue on this road for 1.3 kilometers. Nearest house eircode: E45WD23

42 Kenyon Street, Nenagh,  
County Tipperary, E45 W244

T: 067 33468  
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## VIEWING

Viewing can be made by appointment or feel free to walk the lands yourself.

