

DUBLIN ROAD, NAAS, CO. KILDARE, W91 PF8K



For Identification Purposes Only

**TREMENDOUS DEVELOPMENT OPPORTUNITY ON
C. ½ ACRE SITE WITH FPP FOR C. 2,766 SQ.FT. BUNGALOW
GUIDE PRICE €300,000**



PSRA Reg. No. 001536

FOR SALE BY PRIVATE TREATY

Dublin Road, Naas, Co. Kildare, W91 PF8K

DESCRIPTION:

Located on the Dublin Road in Naas opposite Naas Tennis Club only a short walk from the Town Centre c. ½ Acre Site with full planning permission for c. 2,766 sq.ft. bungalow with detached double garage and home office c. 775 sq.ft. (Planning Ref: 208).

Situated in a superb location within walking distance of all the amenities: shops, schools, pubs, restaurants, etc. Tremendous opportunity to build a house to your own specification.

Excellent transportation links to the Capital with bus route on Dublin Road, M7 Motorway access at Junction 9 and Train Service from Sallins Station direct to City Centre (Heuston or Grand Canal Dock).

FEATURES:

- * Full Planning Permission Ready to Go
- * Superb sought after location
- * Short walk from Town Centre
- * Excellent transportation links closeby
- * Great opportunity to construct your own home
- * Mature trees and hedges

ZONING:

The property is zoned "Existing/Infill Residential" under the current Local Area Plan.

SERVICES:

We understand all mains services are available in the vicinity but interested parties will need to satisfy themselves as to the location and availability of same.

SOLICITOR:

Tony Reynolds, 4/5 St. Mary's Terrace, Dunboyne, Co. Meath. Tel: 01 8252630

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