

Tim Martin
.co.uk

As a whole or in lots 16.5 acres or thereabouts of Quality Agricultural Lands

For Sale By Public Auction
(unless previously sold)
on Wednesday 8 May 2024 at 12 noon
in our offices at 27 Castle Street, Comber, BT23 5DY

A rare opportunity exists to acquire 16.5 acres or thereabouts of quality agricultural lands. The lands situated to either side of the Ballymacashen Road enjoys direct frontage to the country road.

Currently all land laid down to permanent pasture the lands to western side of the road are equally suitable for cutting, grazing and/ or arable purposes. The field to the Eastern side is currently in barley stubble and is equally suitable for similar cropping.

The majority of the lands have a southerly aspect.

Lot 1

6.14 acres or thereabouts of quality lands contained in one field with good frontage to the county road.

Lot 2

10.365 acres or thereabout of quality lands divided into 4 fields with frontage to the Ballymacashen Road.

Lot 3

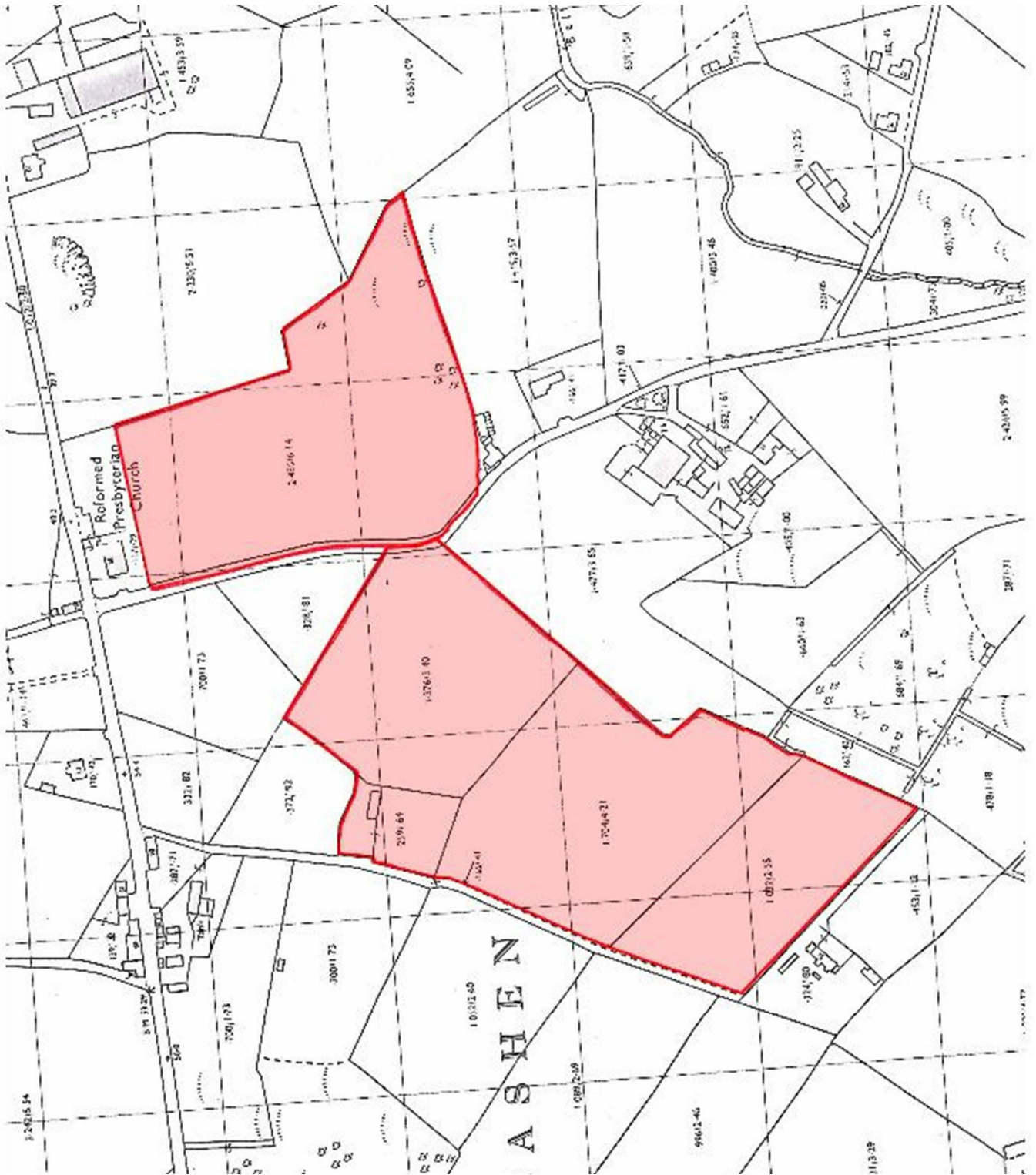
16.5 acres as a whole.

Agricultural lands at Ballymacashen Road

Killinchy
BT23 6SH

By Public Auction
No Price

www.timmartin.co.uk
Telephone 028 91 878956



| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| Northern Ireland | | EU Directive 2002/91/EC | |

Comber ■
27 Castle Street, Comber, BT23 5DY
T 028 91 8789596

Saintfield
1B Main Street, Saintfield, BT24 7AA
T 028 97 568300

Tim Martin & Company for themselves and for the vendors of this property have endeavoured to prepare these sales details as accurate and reliable as possible for the guidance of intending purchasers or lessees. These particulars are given for general guidance only and do not constitute any part of an offer or contract. The seller and us as agents, do not make any representation or give any warranty in relation to the property. We would recommend that all information contained in this brochure about the property be verified by yourself or professional advisors. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty will be given as to their condition. All measurements contained within this brochure are approximate. Please contact us prior to viewing the property. If there is any point of particular importance to you we would be pleased to provide additional information or make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.