

# FOR SALE

ON INSTRUCTIONS OF  
NORTHERN IRELAND WATER

## McKIBBIN

COMMERCIAL PROPERTY CONSULTANTS

**02890 500 100**



### FORMER WASTEWATER TREATMENT WORKS

MULLAGHBRAK,  
MARKETHILL,  
BT60 1QJ

#### SITE AREA

c. 0.07 hectares (0.18 acres)



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### DESCRIPTION

- The subject site comprises a former Northern Ireland Water Wastewater Treatment Works which is no longer in operational use and is now surplus to requirements.
- The site comprises an area of approximately 0.07 hectares (0.18 acres). The site is triangular in shape and broadly level in landform and is currently characterised by overgrown vegetation and trees.

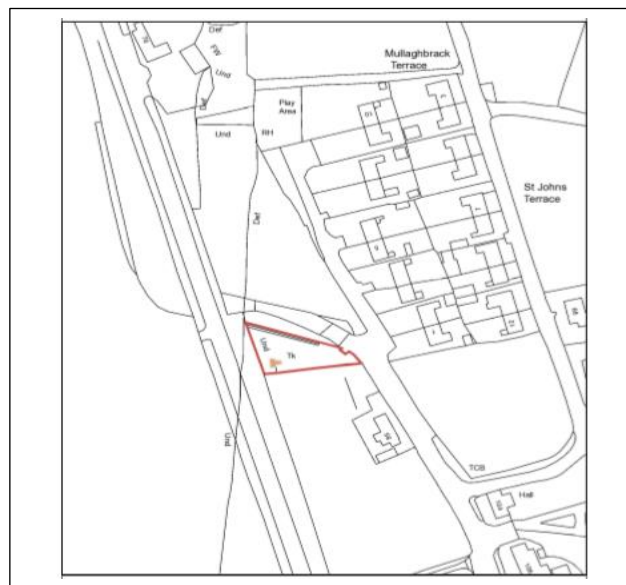
### LOCATION

- The subject occupies an accessible location just off the main Mullaghbrack Road between Hamiltonsbawn and Markethill. The surrounding land comprises a mix of agricultural uses together with St Johns Church and two rows of semi-detached properties at Mullaghbrack/St John's Terrace.
- From our inspection there are no existing buildings currently in situ.

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NOT TO SCALE – FOR IDENTIFICATION PURPOSES ONLY

### SITE INFORMATION

Site Area	– c. 0.07 hectares (0.18 acres)
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### PLANNING

All interested parties should direct any planning queries to the Planning Department in Armagh, Banbridge & Craigavon Council on 0300 2007830.

### SALE DETAILS

#### Title:

We understand from details provided by Northern Ireland Water that the site is registered on Folio AR12170 Co Armagh and is held Freehold.

We understand there is a live sewer running through the site. Further details available from the agent.

#### Price:

Offers of £15,000 and above are invited, exclusive.

Note: Northern Ireland Water reserve the right to put a closing date for the receipt of best and final offers in the sale of the property.