



## J. A. McClelland & Sons

Estate Agents • Auctioneers • Valuers • Rural & Land Agents

### FOR SALE MILLBANK ROAD & MILLBANK ROAD EAST TEMPLEPATRICK



#### APPROVED BUILDING SITE, MODERN FARM BUILDING & c. 11 ACRES OF AGRICULTURAL LAND IN A PRIME LOCATION ADJACENT TO THE DEVELOPMENT LIMIT (AVAILABLE IN ONE OR MORE LOTS)

The property occupies an excellent location approx 3 miles from Sandyknowes and 2 ½ miles from Templepatrick and can be offered as follows: -

**LOT 1** - An attractive building site on approx. ½ acre bounded by the Ballymartin Burn and with frontage to the Millbank Road. **O.I.R.O. £120,000** (N.B. Access to the site is off the driveway coloured yellow)

**LOT 2** - A small grazing paddock of approx. 0.46 acre separated from Lot 1 by the Ballymartin Burn. This could be sold with lot 1. **O.I.R.O. £10,000**

**LOT 3** - A modern farm building 45' x 40' with c. 1.65 acres of land immediately adjacent to the current development limit with excellent potential for future development. This lot includes ownership of the driveway coloured yellow. **O.I.R.O. £75,000**

**LOT 4** - A field of good quality land comprising c. 8.77 acres and with frontage to the Millbank Road East. **O.I.R.O. £150,000**

**VIEWING: - Anytime**

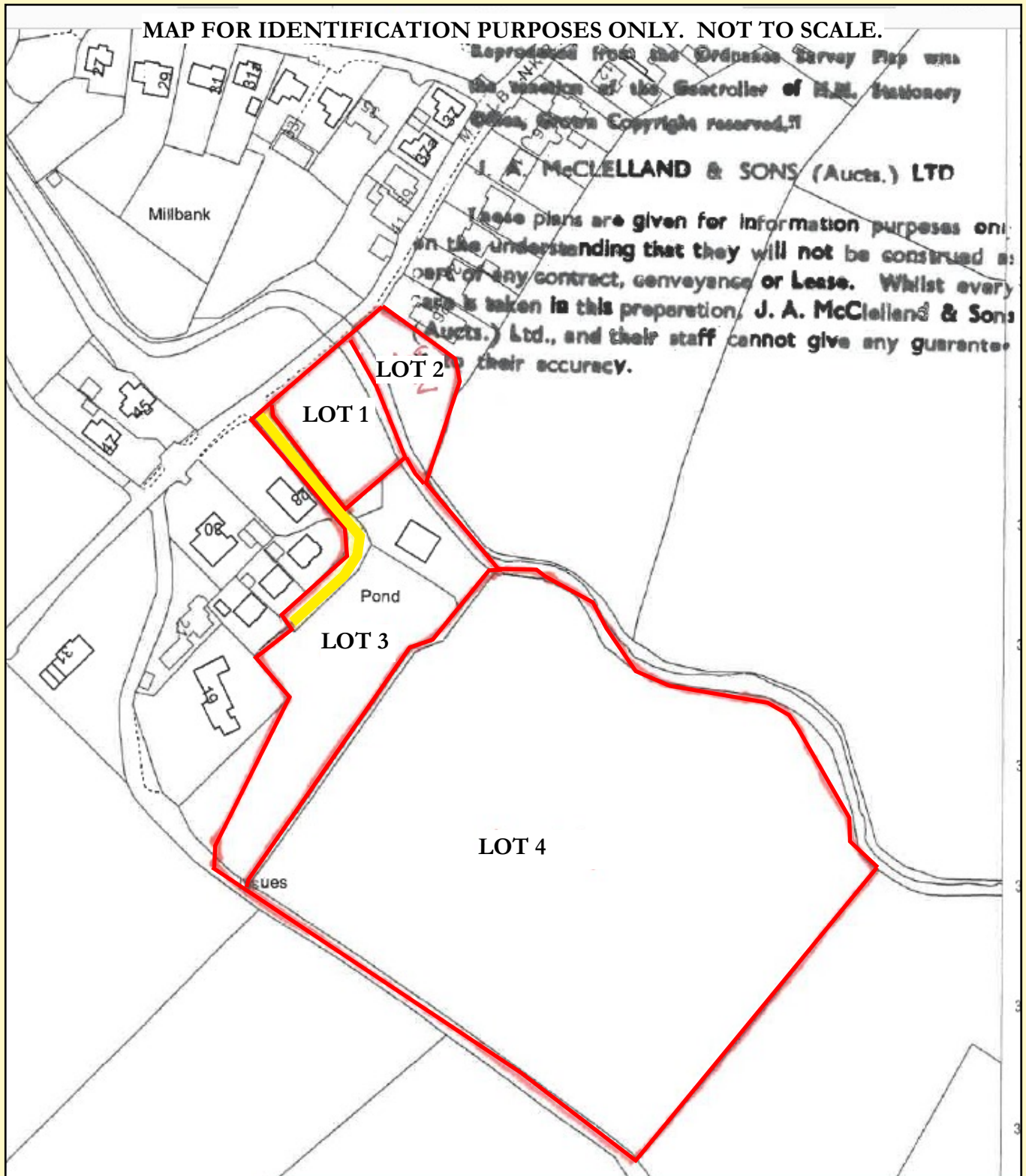
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MAP FOR IDENTIFICATION PURPOSES ONLY. NOT TO SCALE.

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