

PRICE: OFFERS AROUND £59,950



Building Site situated at Ballyagan Road, Garvagh (130 m west of junction with Brone Road)

- Beautiful rural building plot ready to go.
- Site size of approximately 0.5 acre.
- Outstanding views over the rolling countryside.
- Detailed plans available on request.
- Planning Ref: LA01/2021/1562/F
- Bordered by a wooded area offering privacy.
- Building Control drawings have been completed.
- A professional electrical and interior design CAD plan done for the house.
- All easements and consents for services have been obtained.



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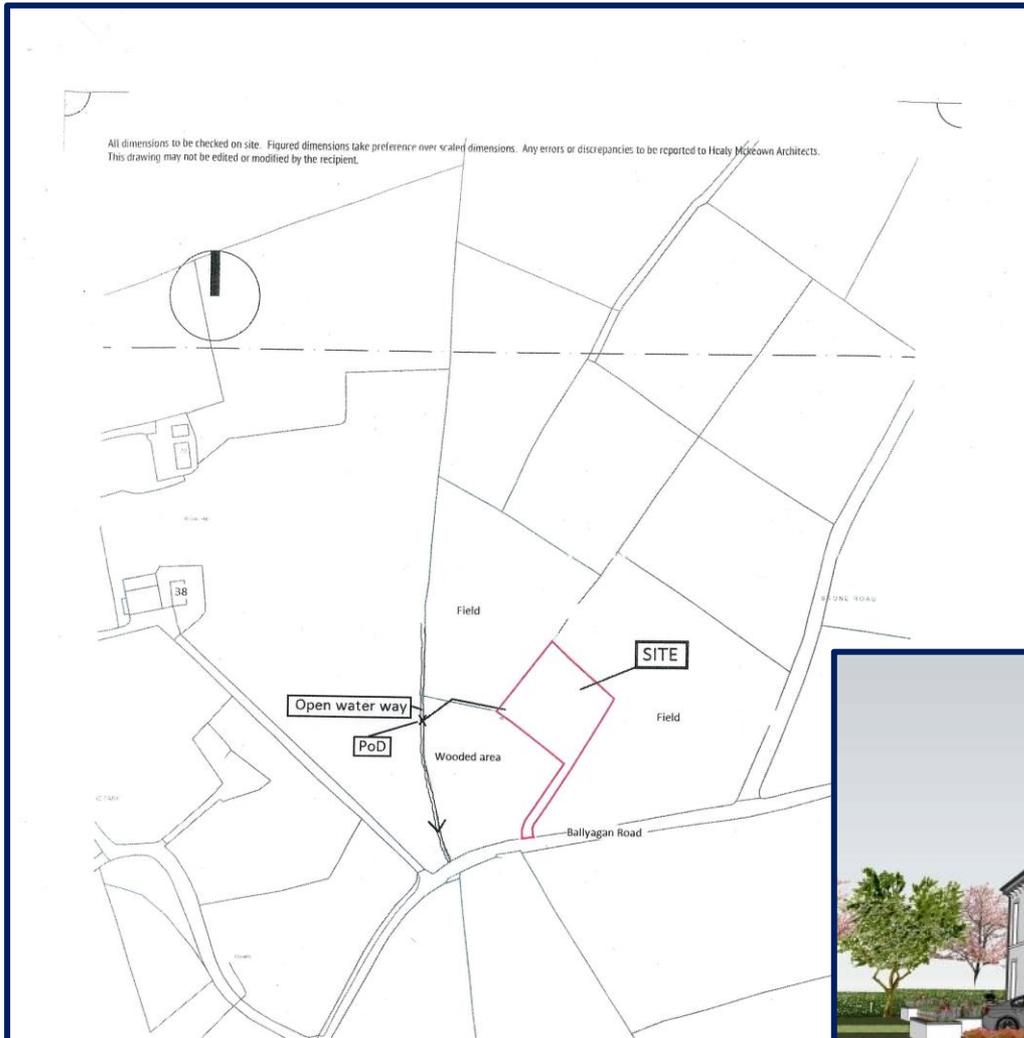
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An exciting opportunity to purchase an individual building plot of just over 0.5 of an acre located on the outskirts of Garvagh town with full planning permission to construct a bespoke detached dwelling. With main services readily available except sewage which is by way of a septic tank, water, electric are all close to the site. The design of the house is simple and highly flexible so that it can be personalised and adapted to suit the needs and tastes of the successful buyer. The full benefits of the site can only really be appreciated on a site visit so contact our office today.



Map for identification purposes only





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•Every care has been taken with the preparation of these particulars, but complete accuracy cannot be guaranteed. In all cases, buyers should verify matters for themselves.

If there is any point, which is of importance to you, please obtain professional assistance, or let us know and we will verify it for you.

- Where property alterations have been undertaken buyers should check that relevant permissions have been obtained.
- These particulars do not constitute a contract or part of a contract.
- All measurements quoted are approximate.
- Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.