

INDUSTRIAL ZONED LANDS EXTENDING TO 27.45 ACRES (11.11 HA)

Drumnakilly Road / Deverney Road / Farmhill Road, Omagh



- Lands extending to 27.45 acres (11.11 ha).
- The lands are zoned within the Omagh Area Plan 2002 as Industrial Land.
- Located within easy reach of Omagh Town Centre.

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Location

The subject lands are located on a prominent site with frontage to Drumnakilly Road, Deverney Road and Farmhill Road. The lands are approximately 2.0 miles (3.22 km) south east of Killyclogher village, around 4.2 miles (6.76 km) east of Omagh town centre, and approximately 25.0 miles (40.23 km) west of Cookstown.

Belfast is situated around 69 miles (112 km) to the east whilst Derry~Londonderry is approximately 37.4 miles (60.19 km) to the north west.

The immediate locality is popular due to its proximity to Omagh, which is the principle market town serving the region. Omagh town centre offers a wide range of administrative services and shopping. Many notable high street retail chains are represented in the town, which also offers a strong local trader line up. The lands are situated adjacent to the new £3.8 million Irish Language School development, completed in March 2020

Description

The subject lands are rectangular in shape and relatively flat in topography. They comprise a prominent undeveloped site extending to a total of approximately 27.45 acres (11.11 hectares), benefiting from excellent frontage onto Drumnakilly Road, Farmhill Road, and Deverney Road. The lands are zoned industrial and are suitable for a range of uses, subject to planning.

Planning

An indicative scheme has been prepared for the development of 15 industrial units featuring 2 phases.

Sales Details

We are instructed to seek offers in excess of £2,785,000 (Two Million, Seven Hundred and Eighty-Five Thousand Pounds) exclusive of VAT.

Title

We understand the lands are held freehold.

Inspection

Strictly by prior appointment with the selling agent.

EPC

Not Applicable.

VAT

All prices, outgoings and rentals are exclusive of, but may be liable to Value Added Tax

Contact

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