



G/25/049

**FOR SALE**  
**GLENANNE ROAD**  
**GLENANNE**  
**CO ARMAGH**

**VALUABLE LANDS EXTENDING TO APPROXIMATELY 19.21  
ACRES FOR SALE AS ONE OR MORE LOTS**



**A unique opportunity to acquire approximately 19.21 acres of  
agricultural land a short distance from the main Gosford Road.**

**Guide Price: Offers Around £375,000**

**Closing Date For Offers: Tuesday 12<sup>th</sup> August 2025**

**(028) 3026 6811**  
**www.bestpropertyservices.com**

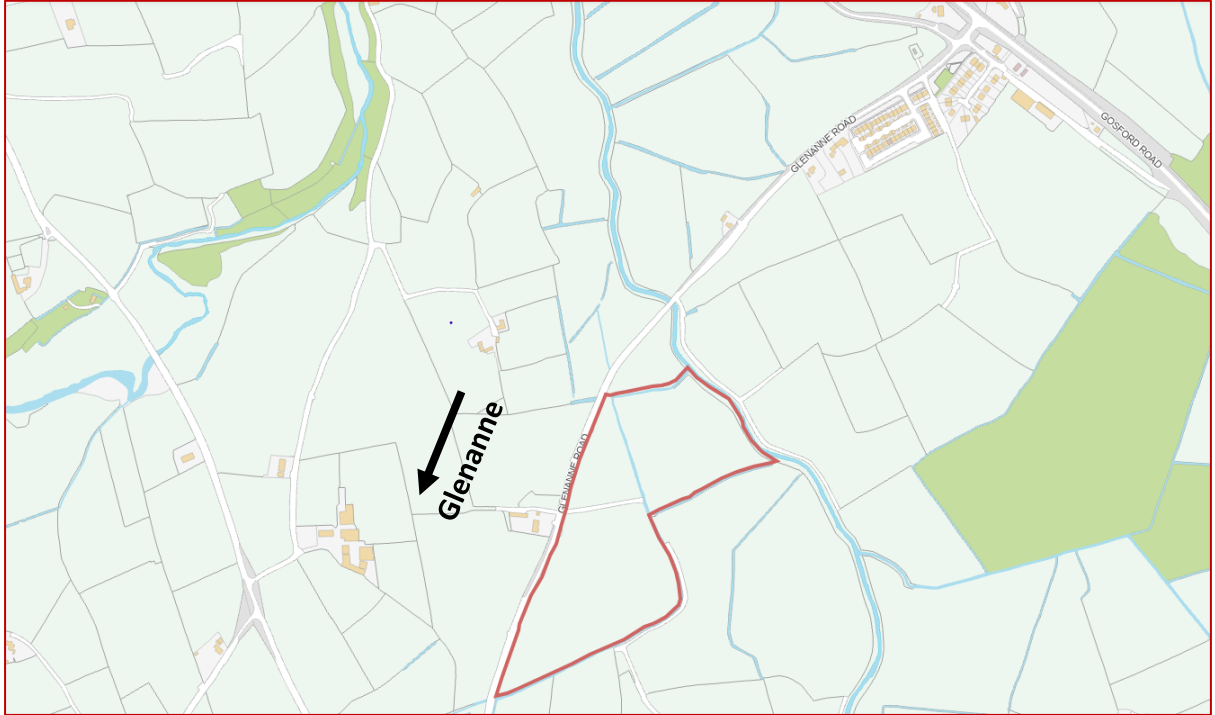
**BEST PROPERTY SERVICES (N.I.) LTD**  
108 Hill Street, Newry, Co. Down BT34 1BT  
Fax. (028) 3026 5607 E-mail: land@bestpropertyservices.com  
*Also at:- Armagh and Dundalk*

These particulars are given on the understanding that they will not be construed as part of a Contract, Conveyance or Lease and are subject to the Property remaining unsold or unlet. Whilst every care is taken in compiling information, we can give no guarantee as to the accuracy thereof and Enquirers must satisfy themselves regarding the description and measurements formulated here.

## **❑ LOCATION**

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From Glenanne take the Glenanne Road for approximately 2.4 miles and the lands in sale will be located on your right hand side.



## **❑ AREA**

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The lands extend to approximately 19.21 acres, as shown on the attached farm survey map.

## **❑ PLANNING**

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There are currently no planning approvals or applications for building sites on these lands.

## **❑ VACANT POSSESSION**

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Vacant possession will be granted to the successful purchaser on completion.

## **❑ SINGLE FARM PAYMENT**

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The Single Farm Payment entitlements are not included within the sale.



## **❑ VENDOR'S SOLICITOR**

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Robert Ferguson, Fisher Mullan 8 Trevor Hill Newry BT34 1DN  
robert@fishermullan.com

## **❑ WATER SUPPLY**

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The lands include a watercourse which is a tributary to the Cusher river.

## **❑ LOTS**

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In the event that interested parties prefer to acquire part of the land they are requested to specify their preferred options with reference to the preferred field(s) number.



## **❑ VIEWING**

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By inspection at any time.

## **❑ OFFERS**

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We reserve the right on behalf of the vendor to conclude the bidding (if necessary) by holding a meeting of all the bidders on a specified date and time in our office.

In the event that a meeting is to be arranged only those interested parties with a valid offer on the property by the closing date can be assured of being notified of the specific time and date.

**❑ GUIDE PRICE**

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Offers In the region of £375,000

**❑ CLOSING DATE FOR OFFERS**

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Tuesday 12<sup>th</sup> August 2025

## ☐ FARM SURVEY MAP

GRID REF. No.	2 H 975 358 8		
FARM SURVEY No	2	17	28
NAME			
ADDRE			
TOWN			
ELECT			
O.S. SHEET	XXI-2 & 3	XVII-15	
SIGNATURE	B. Duggan		DATE 18-3-92
CROWN COPYRIGHT RESERVED			

