

LAND

**Development Site
Crossagalla Industrial Estate
Ballysimon Road
Limerick**

**POWER
PROPERTY**

FOR SALE BY PRIVATE TREATY



Development Site of circa 0.8 hectares (2 acres).

Excellent opportunity to locate within a well-established Industrial park.

Zoned "Light Industrial" under the Limerick County Council Development Plan 2010-2016.

**tel: +353 61 318 770
www.ppg.ie**

LOCATION

The subject site is located within the established Crossagalla Industrial Park. Crossagalla Industrial Park is located on the Ballysimon Road approximately 3kms from Limerick City and is in close proximity to the Tipperary Link Road connecting to the M7 Limerick to Dublin motorway.



DESCRIPTION:

The site comprises a regular shaped in fill site of circa 2 acres and has the benefit of road frontage onto the internal estate road. The site is in close proximity to the important distributor road junction within Crossagalla Industrial Estate which is a very busy estate.

TITLE

We understand the property is held freehold.

ZONING

The subject site is zoned "Light Industrial" which under the Limerick County Council Development Plan 2010-2016

SERVICES

We understand from the vendor services will be available to the site

RATEABLE VALUATION

Not Applicable

QUOTING PRICE

€300,000 exclusive

SERVICE CHARGES

Details available on request.

VIEWING

Strictly by appointment with the sole agents
Power Property

CONTACT

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Disclaimer Policy:

These particulars are for guidance only and do not form part of any contract. Whilst care has been taken in their preparation we do not hold ourselves responsible for any inaccuracies. They are issued on the understanding that all negotiations will be conducted through this firm. Power Property and the Vendor/Lessor give notice that:

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PSRA Licence No: 001297

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