

Residential

Coonan
PROPERTY



Elm Hall, Celbridge, Co. Kildare

Future Development Potential

- Prime lands extending to approx. 22 acres (8.9 ha) laid out in one field
- Four bedroom bungalow in need of renovation
- Two bedroom house and a range of farm buildings
- Land in use for tillage and of good quality free draining soils
- Superb location on the outskirts of Celbridge, less than 1 km from Hazelghatch train station
- Set in quaint location adjacent to Elm Hall nursing home and Elm Hall Golf Club with all local amenities nearby

Celbridge 2km, Leixlip 4km, Dublin airport 25km

PSRA No. 003764 coonan.com

Two Residences
and Yard on
approx. 22 acres

Guide Price:
POA

Private Treaty

Location

Location:

The property is located to the east of Celbridge town on the Kildare/Dublin border. Celbridge is a popular commuter town located less than a 30 minute drive to Dublin airport and city centre. It's population has risen in recent years due to it's close proximity to Dublin and other commuter towns such as Maynooth, Leixlip and Lucan.

Excellent transport links in the area include access to the M4 motorway at Junction 5 Lucan and Junction 6 Celbridge, regular buses in the town and the Hazelhatch train station. The surrounding area is home to many business and employment opportunities such as Intel Ireland Campus, M4 Business Park, Greenogue Business Park and Kildare Innovation Centre while Maynooth University is less than a 10 minute drive away.

Additional Information:

- Obvious development potential close to the zoning of the Celbridge Local Area Plan 2017 – 2023
- Suitable for most agricultural and equestrian uses
- Range of farm buildings
- Close to Hazelhatch Train Station



Accommodation

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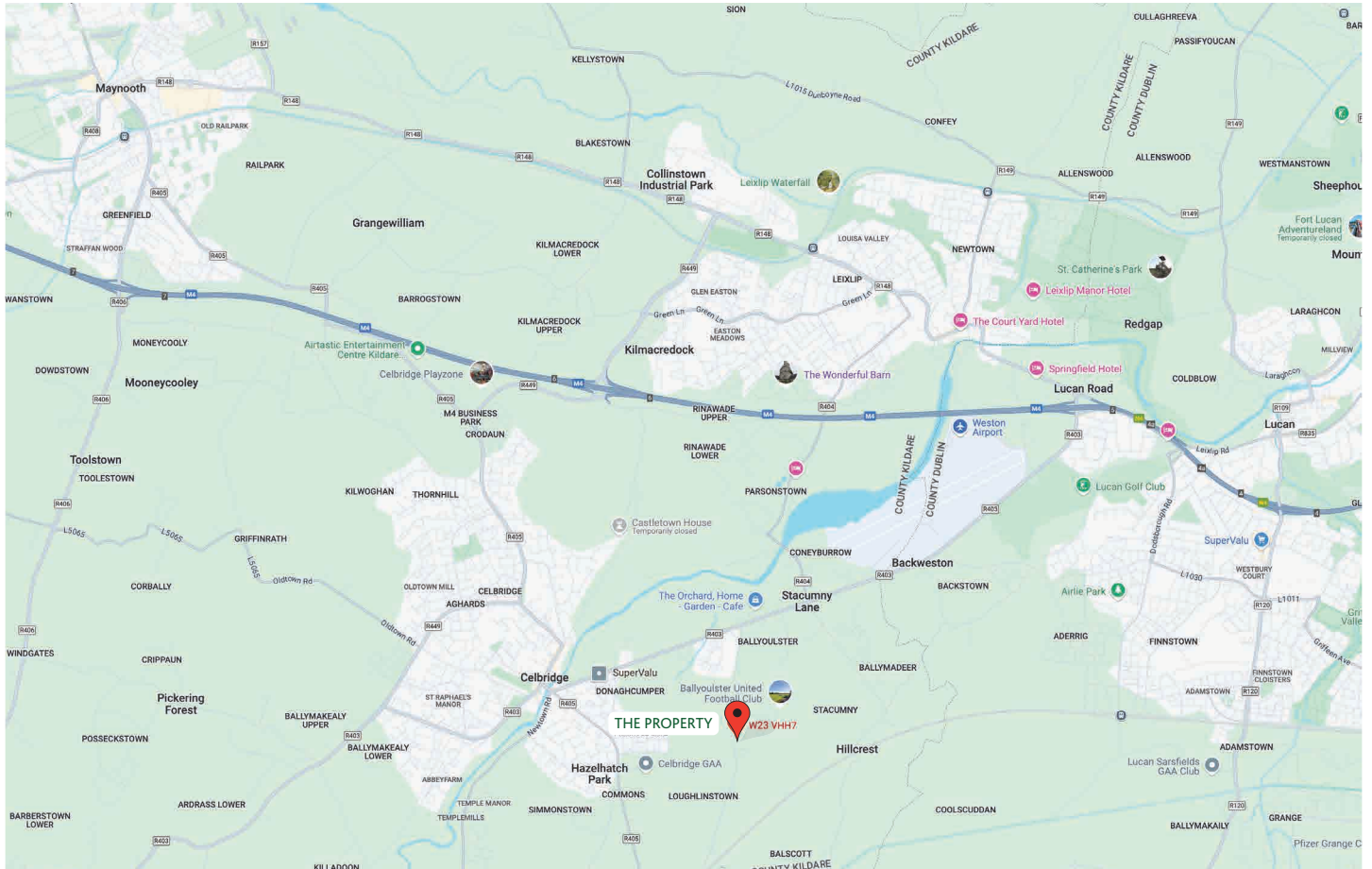
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Directions

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Directions

Eircode: W23 VHH7



Viewing

By appointment only

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