



# Ballyvareen, Kildimo, Co. Limerick



**Guide Price**  
**€200,000**





Prime roadside site extending to circa 1.7 acres located in the hub of village of Kildimo village which provides a range of local amenities including primary school, shops, church and community facilities, while further services and employment hubs in Limerick and Adare are also readily accessible. The site benefits from excellent frontage and accessibility on the N69 Limerick to Foynes corridor and easy commuting distance to Limerick City.

This site represents a compelling opportunity for developers and private builders alike seeking a compact parcel of land in a vibrant and well-connected location close to Limerick city and surrounding towns. An ideal opportunity to acquire a conveniently located site at an attractive price point.

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## Features:

- Excellent road frontage
- Located close to all village amenities
- Must have great potential
- Easy access to Raheen Business Park, University Hospital & The Crescent Shopping Centre



### Property Directions:

Nerest eircode V94YA26. This site is located on the left hand side as you enter Kildimo Village. GVM sign thereon.

### Agent Information:

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### Disclaimer

These particulars do not form any contract and are for guidance purposes only. Computer generated images, maps and plans are not drawn to scale and measurements are approximate and for guidance only. Intending purchasers must satisfy themselves as to the accuracy of detail given to them verbally or as part of this brochure. Such information is given in good faith and believed to be correct. However neither the

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