

Rodney
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Auctioneer, Valuer & Livestock Salesman

FOR SALE BY PRIVATE TREATY
25 DUNGANNON ROAD, BALLYGAWLEY



Detached Dwelling, Outbuildings, Circa 2 acres of land
Exciting Development Opportunity

All details / measurements are approximations and subject to change with out notice contact the vender to confirm these details prior to purchase



Rarely does such an opportunity to develop an existing rural site with such magnificent panoramic views of the surrounding countryside and yet with all the convenience of its close proximity to the main A 4 Dungannon to Belfast Road.

The dwelling house, which consists of 3 Bedrooms, a Kitchen, Living Room, Sitting Room and Bathroom, OFCH and double glazing, is in need of renovation. The possibility for rebuilding, subject to relevant planning permission also exists. There are 2 detached garages and a range of general purpose sheds. The property is approached by a Tarmac drive with a large concrete yard to rear.

There are Circa 2 acres of prime agricultural land situated around the dwelling. The land has significant road frontage to the main Ballygawley to Dungannon Road.

The property's excellent location –circa 1 miles from Ballygawley and 1 miles to the Ballygawley roundabout ensure that it is in a much sought after area which will benefit further in the future as the new dual carriageway will bypass this stretch of road.

Viewings are strictly by appointment only with the Sole Agent.
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