J. A. McClelland & Sons

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17 Ballykennedy Road is a 60.13 acre holding of productive grassland which is fenced and watered for stock with excellent road frontage and access. The agricultural yard comprises of a slatted cattle shed and modern general purpose shed with cattle handling pen and potential to further develop the livestock accommodation. In addition, outline planning permission has been granted for 3 residential dwellings, each with their own private access.

SALES DETAILS

VIEWING: **Anytime**

GUIDE PRICE: **Price on Application**

Offers will be considered for the property in one or more lots.

AGRICULTURAL YARD

Cattle Shed	28'0 x 58'0 *4 bay slatted cattle shed with side feed passage*
General Purpose Shed	43'0 x 75'0

PLANNING CONSENT

Site 1 – Opposite 17 Ballykennedy Road

Reference: LA03/2025/0136/O

Outline planning permission has been granted for a replacement dwelling and detached garage

Site 2 – 70m NE of 17 Ballykennedy Road, Nutts Corner

Reference: LA03/2026/0163/O

Outline planning permission has been granted for a new dwelling and detached garage on a farm.

Site 3 – 160m SE of 17 Ballykennedy Road, Nutts Corner

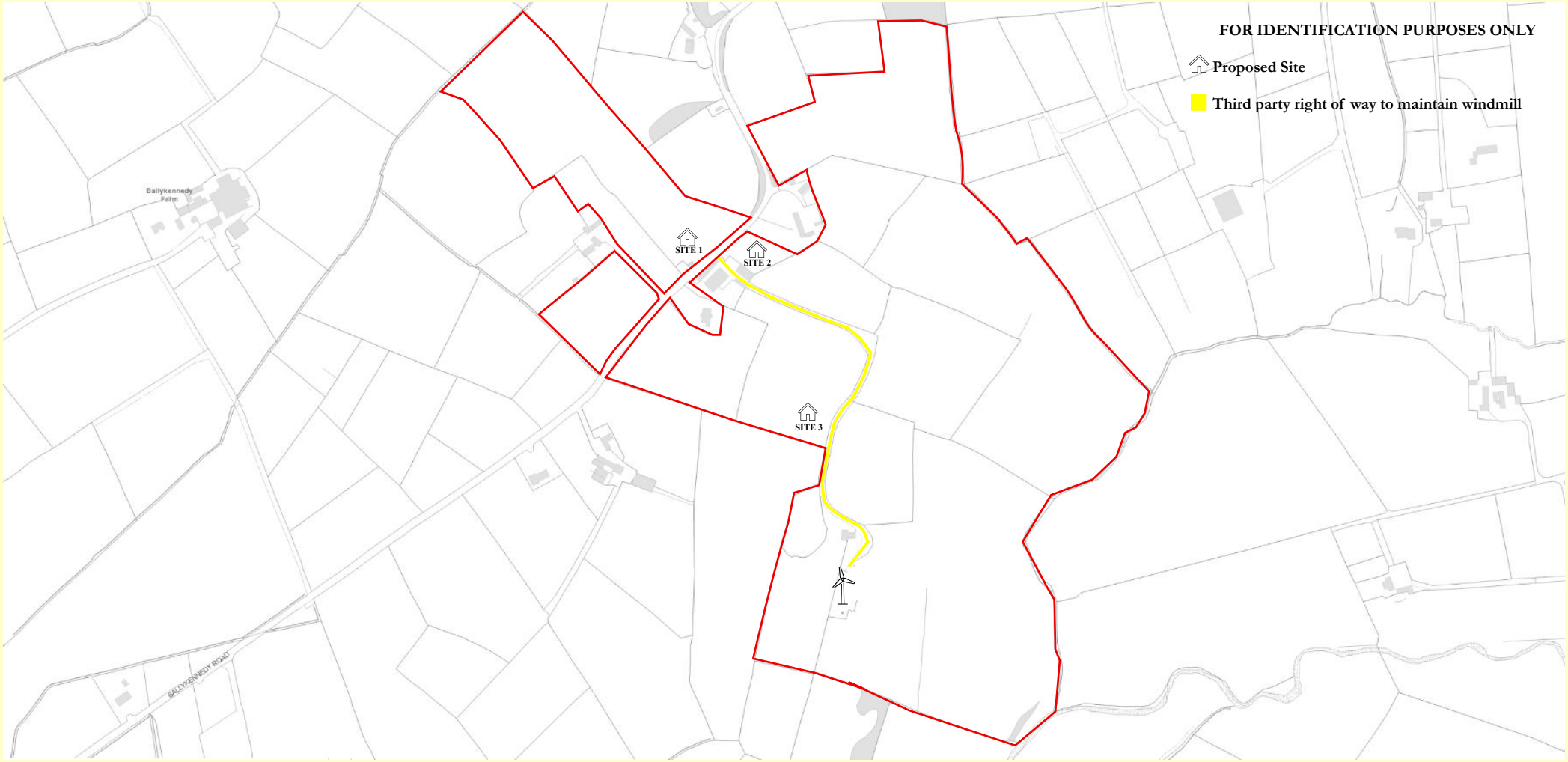
Reference: LA03/2025/0176/O

Outline planning permission has been granted for a replacement dwelling and detached garage

WIND TURBINE

The wind turbine is owned and operated by a third party, there is a right of way over the laneway to service same.

Rent:	£13,612 per annum
Rent Review:	Every 5 years
Term:	25 years from 18 November 2016



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Incorporating J. M. Wreath & Co.

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