

**ZONED LAND FOR SALE**

**“OLD SCHOOL HOUSE”**

**MAIN STREET**

**CARNTHEEL**

**AUGHNACLOY**

**CO. TYRONE**

**BT69 6EA**

**TOM**

**HENRY**

**&CO.**

estate agents

*working harder to make your **move easier***

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**APPROX. 0.8 ACRES (0.32Ha) OF LAND FOR SALE**



**WITHIN CARNTHEEL VILLAGE DEVELOPMENT LIMIT – A FANTASTIC OPPORTUNITY**

**OPEN TO OFFERS**

MAPS FOR I.D. PURPOSES ONLY OVERLEAF...

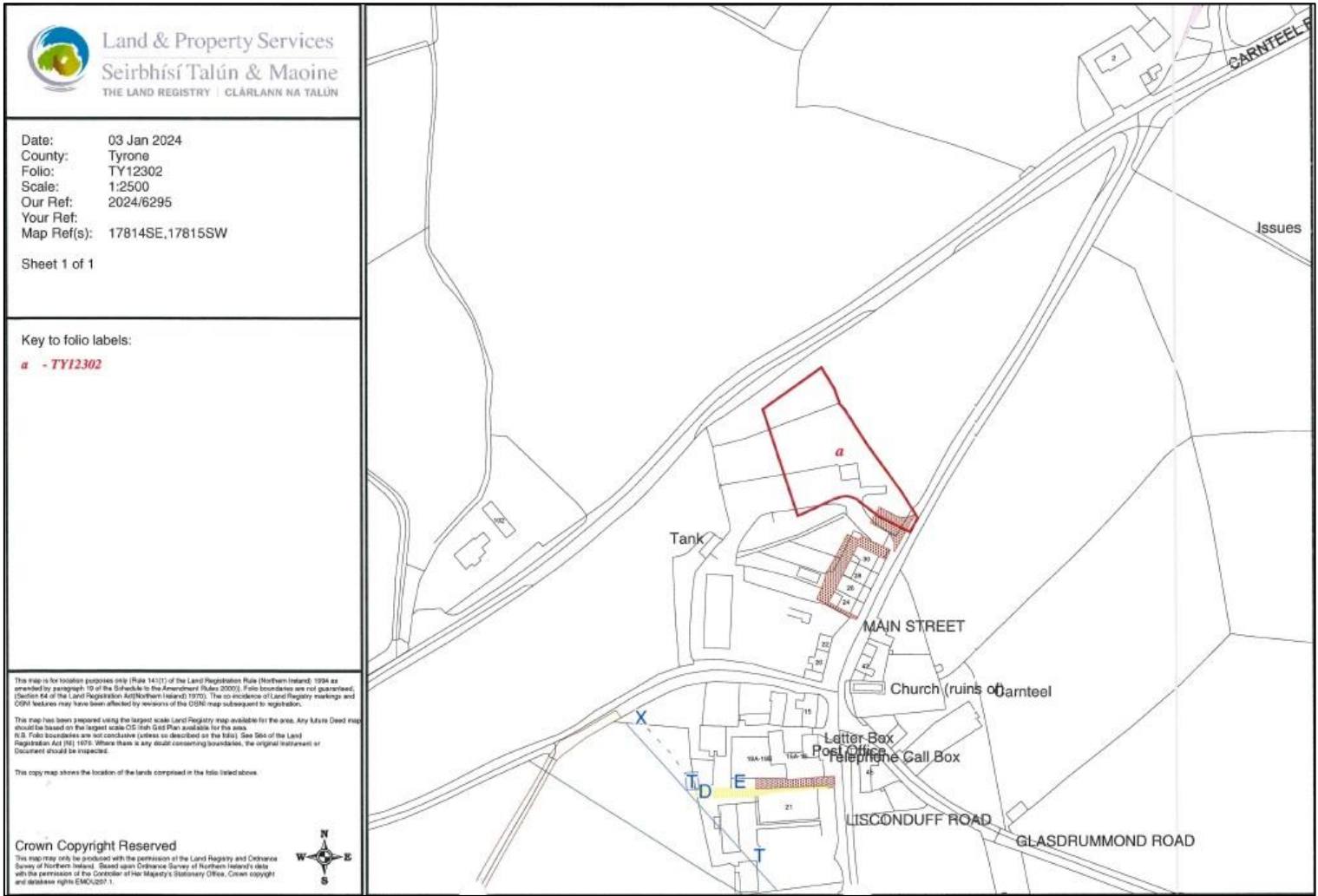
**[www.tomhenryandco.com](http://www.tomhenryandco.com)**



## LAND FEATURES:

- CIRCA. 0.8 ACRES / 0.32 HECTARES.
- WITHIN CARNTEEL VILLAGE DEVELOPMENT LIMIT.
- MAY BE SUITABLE FOR RESIDENTIAL / COMMERCIAL DEVELOPMENT SUBJECT TO PLANNING PERMISSION / NECESSARY CONSENTS.
- LOGISTICALLY CENTRAL LOCATION:
  - AUGHNACLOY TOWN CENTRE: APPROX. 3 MILES.
  - A4 BYPASS: APPROX. 6.7 MILES.
  - MAJOR EMPLOYERS AT GRANVILLE: APPROX. 7 MILES.
  - DUNGANNON TOWN CENTRE: APPROX. 11 MILES.
- OFFERS SUBJECT TO CLEAR TITLE ONLY.
- OFFERS WILL ONLY BE CONSIDERED FROM PARTIES THAT HAVE PROVIDED PROOF OF FUNDS.









**N.B.**

Tom Henry & Company Limited gives notice to anyone who may read these particulars as follows. These particulars do not constitute any part of an offer or contract. Any intending purchasers or lessees must satisfy themselves by inspection or otherwise to the correctness of each of the statements contained in these particulars. We cannot guarantee the accuracy or description of any dimensions, texts or photos which also may be taken by a wide camera lens or enhanced by photo shop. All dimensions may be taken to the nearest 0.25 acres. Descriptions of the property are inevitably subjective and the descriptions contained herein are given in good faith as an opinion and not by way of statement of fact. Tom Henry & Co. have not tested any equipment, apparatus, fittings or services and cannot verify that these are in working order and do not offer any guarantees on their condition.

**VALUATIONS.**

Should you be considering the sale of your own property we would be pleased to arrange through our office a Free Valuation and advice on selling without obligation.

**Thinking of selling or renting your home?**



**Want to know what your property is worth?**

- > **Free no obligation pre sale/ pre let valuation.**
- > **Market leading sales record.**
- > **Competitive sales & rental rates.**
- > **RICS member firm.**
- > **Professional & efficient service.**
- > **Over 100 years local combined experience.**

**SALES / LETTINGS / MANAGEMENT / VALUATIONS / MORTGAGE ADVICE**

 [www.tomhenryandco.com](http://www.tomhenryandco.com) / [www.tomhenryrentals.com](http://www.tomhenryrentals.com) / 028 87726992

**FOR FURTHER DETAILS PLEASE CONTACT THE SOLE AGENT.**