



## **J. A. McClelland & Sons**

Incorporating J. M. Wreath & Co.  
Estate Agents • Auctioneers • Valuers • Rural & Land Agents

### **FOR SALE**

## **BURNSIDE ROAD, BUCKNA, BROUGHSHANE**



FOR IDENTIFICATION PURPOSES ONLY

**AN ATTRACTIVE SMALLHOLDING EXTENDING TO  
c.12.97 ACRES OF GOOD QUALITY LAND WITH A RANGE  
OF MODERN FARM BUILDINGS**

**GUIDE PRICE: £280,000**

**VIEWING: Anytime**

**Early inspection is highly recommended**

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



A very well located smallholding of 12.97 acres approximately 5 ½ miles from Broughshane with potential for further development in the future.

The land, which is in a good state of fertility is divided into suitable sized fields all held in a compact block which is well fenced and watered for stock. The holding has excellent road frontage with access off same together with an internal shared lane.





There are a good range of modern farm buildings including a portal frame general purpose shed, hay shed, and a two bay machinery store with lean to. There may be potential for a site subject to obtaining the necessary planning permissions.

**GENERAL PURPOSE SHED**

49 ½ x 27'

**THREE BAY HAY SHED**

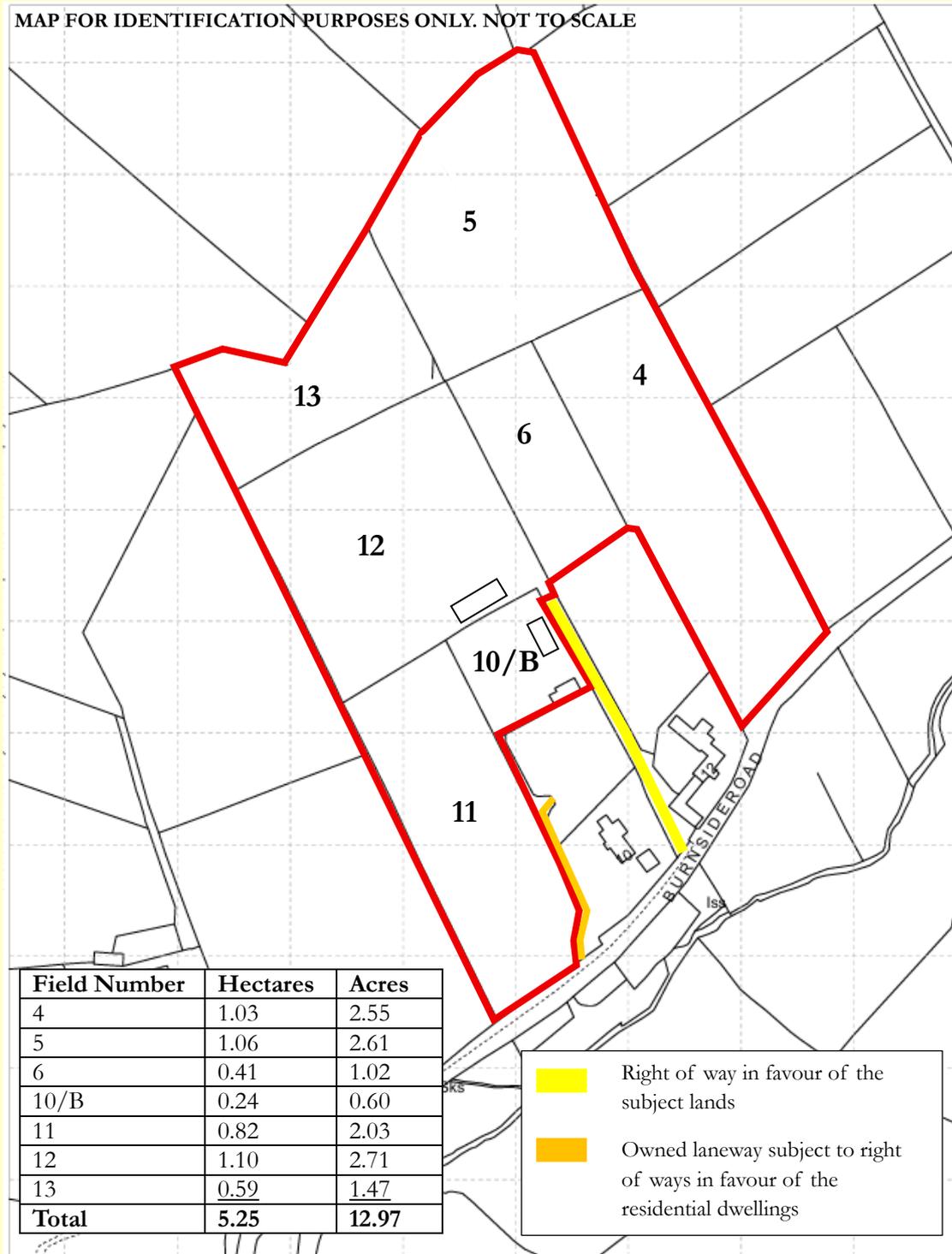
30 x 21

**MACHINERY SHED**

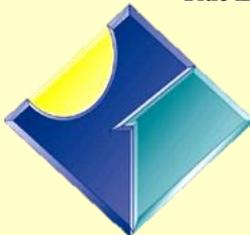
33 x 20 with two roller shutter doors and lean to store



# LOCATION MAP



Title Enquiries to Messrs James Ballentine & Son Solicitors



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