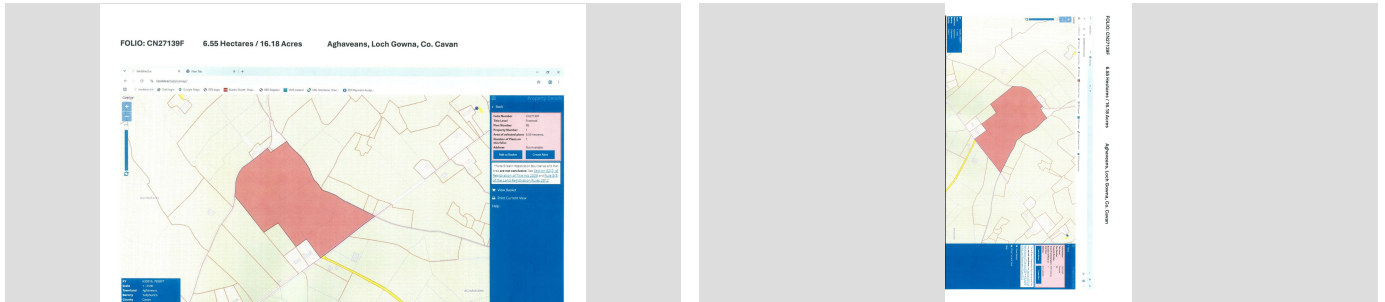


## **16 acres, Gowna**

### **Starting Bid: €180,000.00**



For sale by Martin Shortt Auctioneers via the iamsold Bidding Platform

Please note this property will be offered by online auction (unless sold prior). For auction date and time please visit [iamsold.ie](http://iamsold.ie). Vendors may decide to accept pre-auction bids so please register your interest with us to avoid disappointment.

Circa 16 acres land, Loch Gowna Co Cavan. This is a compact parcel of land on the outskirts of Loch Gowna which is noted for its natural beauty and lakeshore.

The land had road frontage on 2 roads and had the benefit of outlying planning for 2 homes in the past. Permit for infill was also progressed almost to completion.

The land is suitable for any type of farming and lies approx 12 miles from Cavan town with hospital, college, supermarkets etc.

Ideal for anybody seeking permission to live on a small farm holding in this picturesque village.

To access the legal pack, please copy and paste the following link:  
<http://www.iamssold.ie/properties/c052bacff04941268da699eb548171ee/auction-pack>

To view or make a bid contact Martin Shortt Auctioneers or iamsold, [www.iamssold.ie](http://www.iamssold.ie)

### **Auctioneer's Comments**

This property is offered for sale by unconditional auction. The successful bidder is required to pay a 10% deposit and contracts are signed immediately on acceptance of a bid. Please note

this property is subject to an undisclosed reserve price. Terms and conditions apply to this sale.

## Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection, measurement or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. Properties may be sold via online auction or public auction and bids made prior to public auction may be accepted by the vendors. iamsold and our partner auctioneer will share relevant personal information and transactional updates with each other so that we can effectively market and sell properties including the arrangement of viewings and follow up.