



**FOR SALE**  
(BY WAY OF LONG LEASEHOLD TITLE)

Commercial  
Development  
Opportunity  
extending to  
c. 40 acres

**Lands at  
Lisnafillon Lane  
Galgorm  
Ballymena**

FOR IDENTIFICATION  
PURPOSES ONLY



# LOCATION

Ballymena is one of Northern Ireland's leading provincial towns having a resident population of c. 28,000 persons and a district population of some 64,000 persons.

The town is located some 26 miles North of Belfast and is well connected to the Province's road network especially in Belfast. In addition, the town has a railway station being on the main Belfast to Londonderry line and providing a good connection for commuters to Coleraine, Londonderry and Belfast.

The subject property is located some 2 miles to the west of the town in an area known as Gracehill/Galgorm, a merged urban settlement established beside the River Maine.

The lands are located adjoining the Bamford Bus Complex and are accessed via a laneway from the Galgorm Road.

# DESCRIPTION

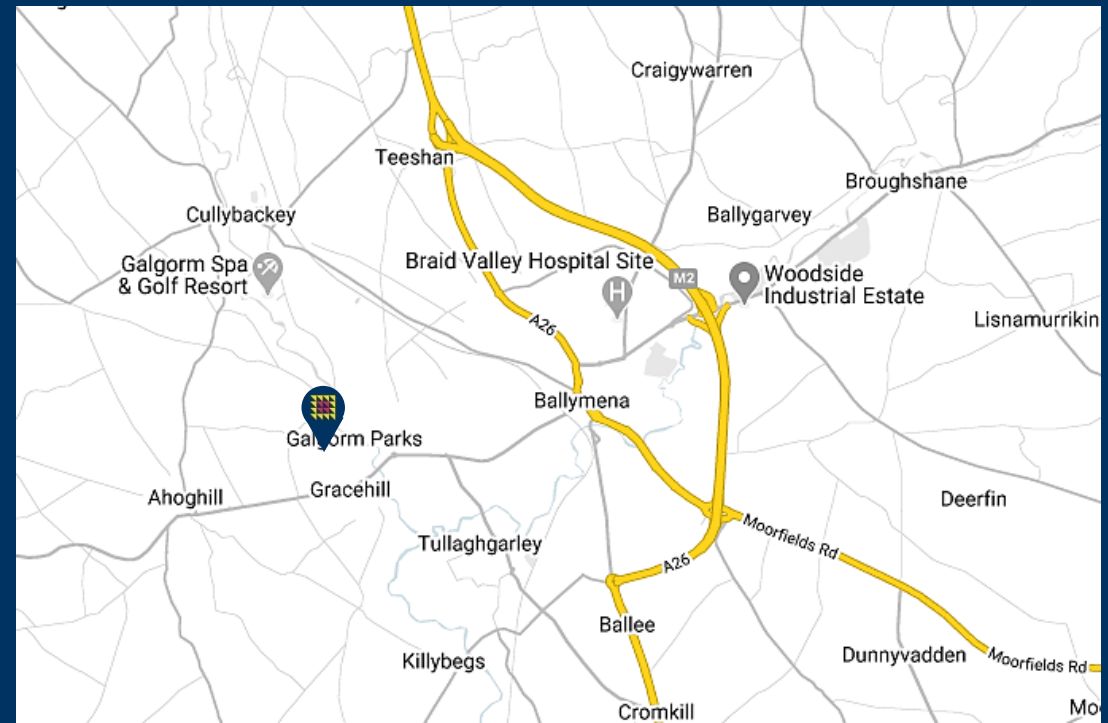
The holding comprises c. 40 acres of existing agricultural land accessed from Lisnafillon Lane via the Galgorm Road.

The lands have an undulating topography and are situated adjoining the current Bamford Bus Complex and private sector housing.

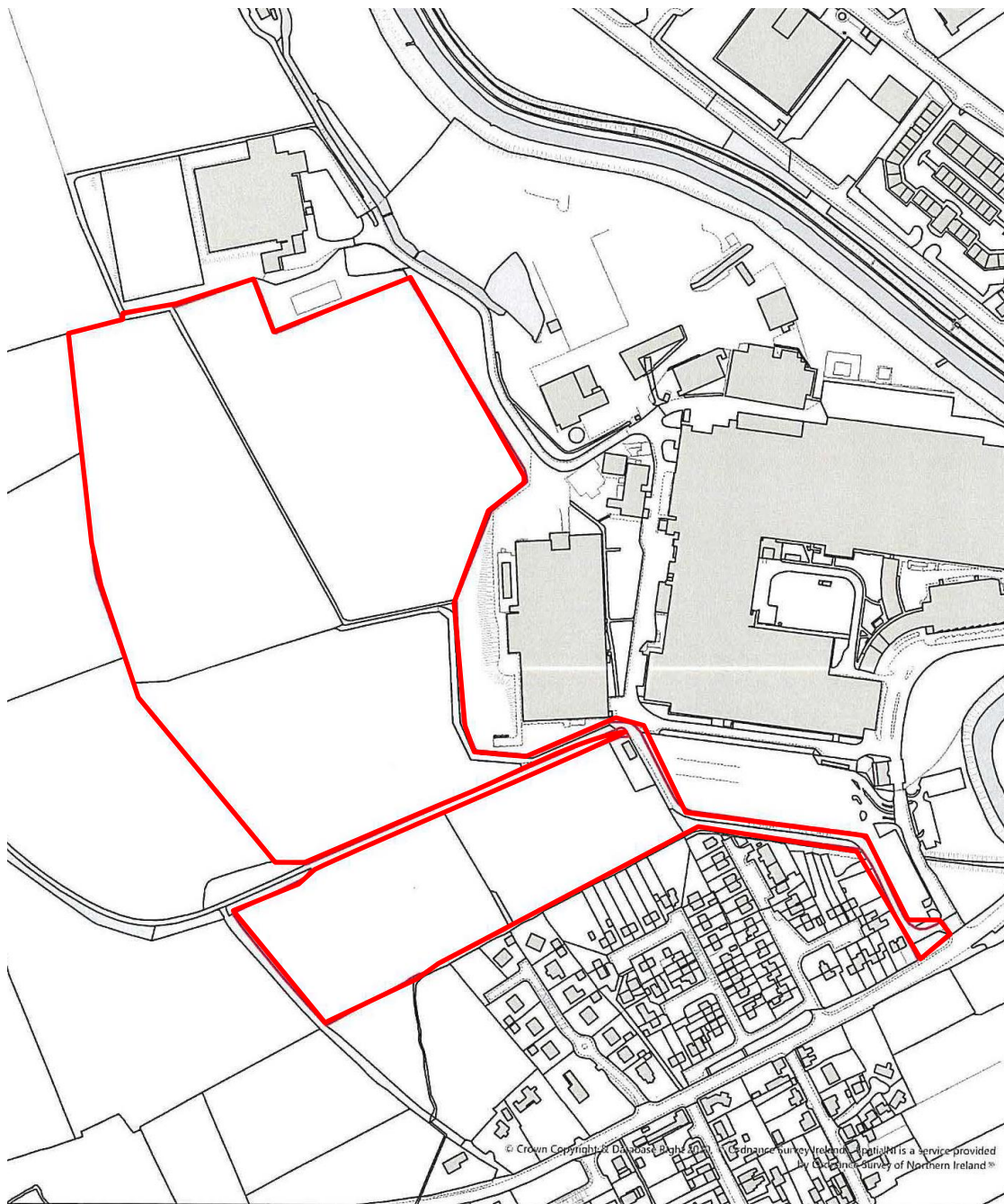
The lands offer a commercial development opportunity by way of a long leasehold disposal.

# SITE AREA

The lands extend to c. 40 acres (16 ha).



Views over the subject lands



# PLANNING

The lands are situated adjoining the limit of development.

## DISPOSAL DETAILS

PRICE:	Offers invited
LENGTH OF AGREEMENT:	125 year long leasehold disposal (maximum term)
PROPOSAL:	All interested parties are required to submit a detailed overview of their proposed development plans for the lands.

**PLEASE NOTE: The existing laneway is subject to various rights of way agreements – further details upon request.**

Mid & East Antrim Borough Council is not bound to accept or proceed with any offer and reserve the right to negotiate with any bidder to obtain further information/clarification on the detail of any proposal. Final approval by Council will be required following the conclusion of all bids.

## FURTHER INFORMATION



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Our Ref: AMcK/JP/7931

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