

ON THE INSTRUCTIONS OF IDA IRELAND

3.0 HECTARES 'INDUSTRIAL TECHNOLOGY PARK' ZONED KILKENNY BUSINESS CENTRE & TECHNOLOGY PARK, CO. KILKENNY



01-638 2700

- Freehold site comprising approximately 3.0 hectares (7.41 acres).
- Located 2.5 km south east of Kilkenny town centre.
- Zoned 'Industrial Technology Park' under the Kilkenny City and Environs Development Plan 2008 - 2014.
- Occupiers in the area include Veolia Water Ireland, Kovert and Chadwicks.



LOCATION

Kilkenny Business Centre and Technology Park is located to the south of the R712 Dublin Road, minutes from the Ring Road (N77) and approximately 2.5 kilometres south of the town centre. Adjoining occupiers within the park include Veolia Water Ireland, Kovert and Chadwicks.

Kilkenny city is located on the River Nore and has a population of approximately 37,785 persons, under the Census of Population 2011 preliminary figures. Kilkenny is located approximately 117 km southwest of Dublin, with Carlow town approximately 37 km northeast.

DESCRIPTION

The site comprises an irregular shaped site of approximately 3.0 hectares (7.41 acres) situated within Kilkenny Business & Technology Park. Transport facilities to Kilkenny are good with links via national primary roads to Dublin, Waterford, Carlow and Cork. The recent completion of the M9 motorway has improved travel times to Dublin and Waterford. Kilkenny city is served by a regular train service running between Dublin and Waterford along with a public bus service.

TOWN PLANNING

The site is located in an area which is zoned 'Industrial Technology Park' under the Kilkenny City Environs Development Plan 2008 – 2014. This zoning provides for 'industry and information technology related industrial and office development and ancillary services. The purpose is to encourage mainly service type employment on a campus environment'.

Permitted uses include: industrial uses and office based industry, crèche, local convenience shop, warehouses and third level educational research.

Uses open for consideration include: recreational use \ buildings, public service installations and conference facilities, restaurant, waste water transfer stations.

TITLE

The lands are being sold with the benefit of Freehold Title.

SERVICES

We are informed that main services are adjacent to the subject property.

PRICE

On application.

FURTHER INFORMATION / VIEWING

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