



FOR SALE

68-74 SHORE ROAD, GREENISLAND, BT38 8UE  
PRIME DEVELOPMENT SITE WITH SEA VIEWS ON C. 0.3 ACRES

Lisney



## Features

- ◆ Prominent location fronting Shore Road with views across Belfast Lough.
- ◆ Site of c. 0.3 acres.
- ◆ Prime residential development opportunity in popular location (STPP).

## Location

Fronting onto the Main A2 Shore Road, the subject property is conveniently located 4 miles from Carrickfergus, 4 miles from Glengormley and 7 miles from Belfast City Centre. Shore Road is a major commuter route into Belfast for Carrickfergus, Greenisland, Whitehead and Jordanstown.

The surrounding area is a well-established and sought after residential location, benefiting from close proximity to the shoreline and with beautiful views onto Belfast Lough.

Both the University of Ulster Jordanstown campus and Belfast High School are a short walk away.

## Description

The land comprises a relatively flat, rectangular site of circa 0.3 acres which includes a single-story dwelling in the centre of the site. The dwelling has been unoccupied for a long period and would require refurbishment.

The property benefits from main road frontage onto the A2 Shore Road with its main access from the rear via a small road off Shore Road. There is also a pedestrian access via steps from Shore Road.

The subject is bound in part by a stone wall and part by a wooden fencing.

## Accommodation

Land - c. 0.3 acres

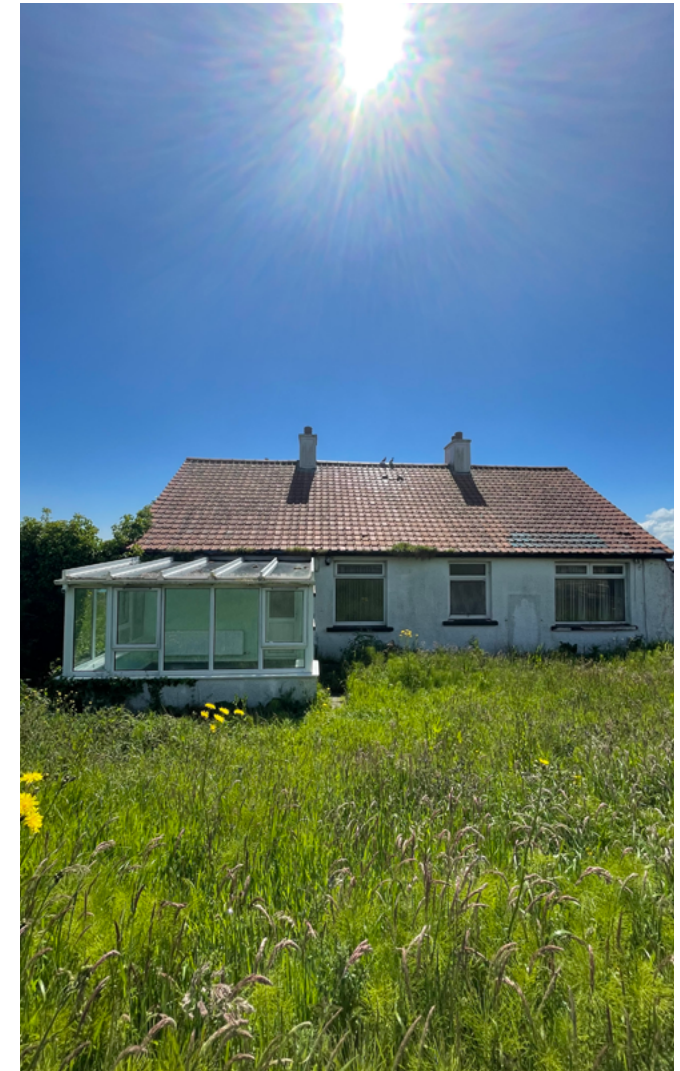
Dwelling - c. 1,325 sq. ft (123 sq. m.)

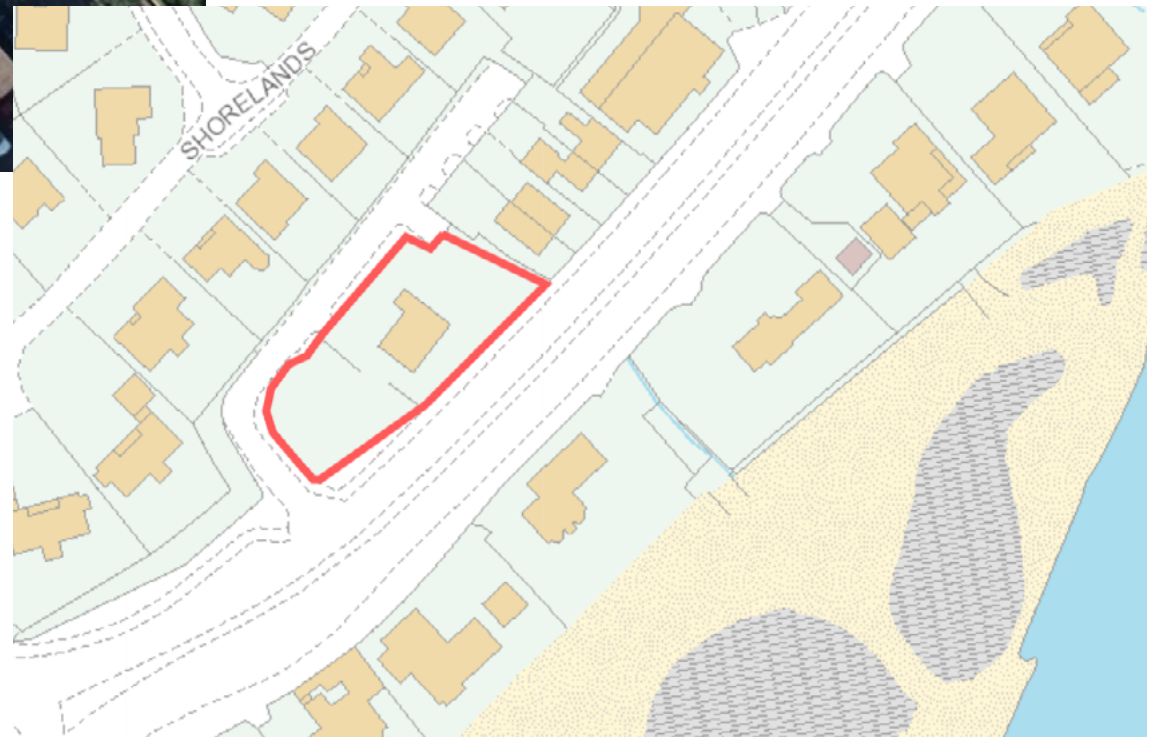
## Planning History

The subject site is located within the Development Limit of Greenisland as designated in the Belfast Metropolitan Area Plan 2015.

The property lies within the Shore Road Area of Townscape Character.

All interested parties should make their own enquiries in relation to planning.











## Asking Price

Offers in excess of £200,000 exclusive.

## Stamp Duty

Will be the responsibility of the purchaser.

## Title

We understand the subject property is held part freehold, part leasehold and includes a portion of unregistered land for which a statutory declaration has been obtained.

## VAT

All prices, outgoings and rentals are exclusive of, but may be liable to VAT.

## Contact

Strictly by appointment with the sole Selling agent.  
For further information please contact:

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