



Comhairle Cathrach
& Contae **Luimnigh**

Limerick City
& County Council

19th June, 2024.

To: The Cathaoirleach and each Member of the Municipal District of Newcastle West.

**Proposed Disposal of Property, acquired compulsorily under the Derelict Sites Act, 1990 at
Tournafulla, Co Limerick.**



1. Introduction

It is intended that the following proposed disposal of property will be included on the Agenda for the September Full Council Meeting:

Disposal of derelict property at Tournafulla, Limerick to Declan Reidy in the sum of €30,000.

2. Description and Location of Property

The subject property is derelict and in need of complete refurbishment works. The site comprises a former community hall, with ancillary facilities in cellular rooms. It has a total area of approximately 316 sq.m on 0.41 acres (0.165 hectares).

The property is located in the village of Tournafulla, close to both the Cork and Kerry border. The site is set back from the road and near residential properties.

3. History of Property

The property and surrounding land have been vacant and in a derelict condition for a number of years. Statutory notices were served in accordance with the Derelict Sites Act 1990. The property was entered on the Derelict Sites Register in May, 2022. Limerick City & County Council subsequently acquired the property compulsorily.

4. Marketing of Property

The property was brought to the market and advertised for Sale by Private Treaty on 2nd January, 2024. The property was fully exposed to the market including the use of internet advertising, property websites and an on-site For Sale sign.

There were five enquiries on the subject property and one viewing took place. Two parties made offers on the property when it was brought to the market.

5. Key Elements of Proposal

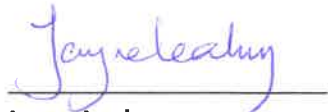
The offer is subject to contract, survey and satisfactory title. The highest bidder is a cash buyer and he has provided proof of funds. It is intended that the property will undergo a complete refurbishment internally and externally, and apply for planning permission to change the use for storage purposes.

As the property is derelict, the proposed purchaser is furnished with copies of the derelict site notices affecting the property. The purchaser is acquiring the property with full knowledge of the derelict site notices and covenants to complete the appropriate works so that the property is delisted from the Derelict Sites Register. This covenant shall survive the

closing of the sale herein and shall be incorporated in the Deed of Transfer from the vendor to the purchaser.

6. Executive Recommendation to Council.

The proposal before the Members is to note the proposed disposal of the property to Declan Reidy in the sum of €30,000.



Jayne Leahy
Head of Property Management
Rural, Community & Culture Development Directorate
Limerick City & County Council

Appendix

Location Map – property marked in red

