



Comhairle Cathrach
& Contae **Luimnigh**

Limerick City
& County Council

30th October, 2025.

To: The Cathaoirleach and each Member of the Metropolitan District of Limerick.

**Proposed Disposal of Property, acquired compulsorily under the Derelict Sites Act, 1990 at
Toll House, Corbally Road, Limerick, V94W8HK.**



1. Introduction

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

Disposal of derelict property at Toll House, Corbally Road, Limerick to Patrick and Grace O'Meara in the sum of €100,000.

2. Description and Location of Property

The subject property is derelict and in need of complete refurbishment works. The site comprises a detached dormer bungalow residential use property, with a total area of approximately 0.0515 Acres / 0.0208 Hectares.

The derelict site is located on the Corbally Road, Limerick, which is on the western side of the Atlunkard Bridge, crossing the River Shannon.

3. History of Property

The property and surrounding land have been vacant and in a state of dereliction for several years. Statutory notices were served in accordance with the Derelict Sites Act 1990. The property was entered on the Derelict Sites Register in August, 2023.

Limerick City & County Council subsequently compulsorily acquired the property in December, 2024.

4. Marketing of Property

The property was brought to the market and advertised for Sale by Private Treaty on 16th April, 2025. The property was fully exposed to the market including the use of internet advertising (Daft.ie, MyHome.ie and gvm.ie) in addition to an on-site 'For Sale' sign.

There were many enquiries on the subject property, and several viewings took place. A number of offers were made and a competitive bidding process took place. In total, there were four bidders on the property.

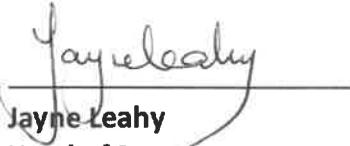
5. Key Elements of Proposal

The offer is subject to contract, survey and satisfactory title. The successful bidders are cash buyers, who have provided proof of funds. The purchaser's intention is to refurbish the property for the rental market.

As the property is derelict, the proposed purchaser will be furnished with copies of all derelict site notices issued. The purchaser is acquiring the property with full knowledge of the derelict site notices and covenants to complete the appropriate works to ensure 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 at Toll House, Corbally Road, Limerick to Patrick and Grace O'Meara in the sum of €100,000.

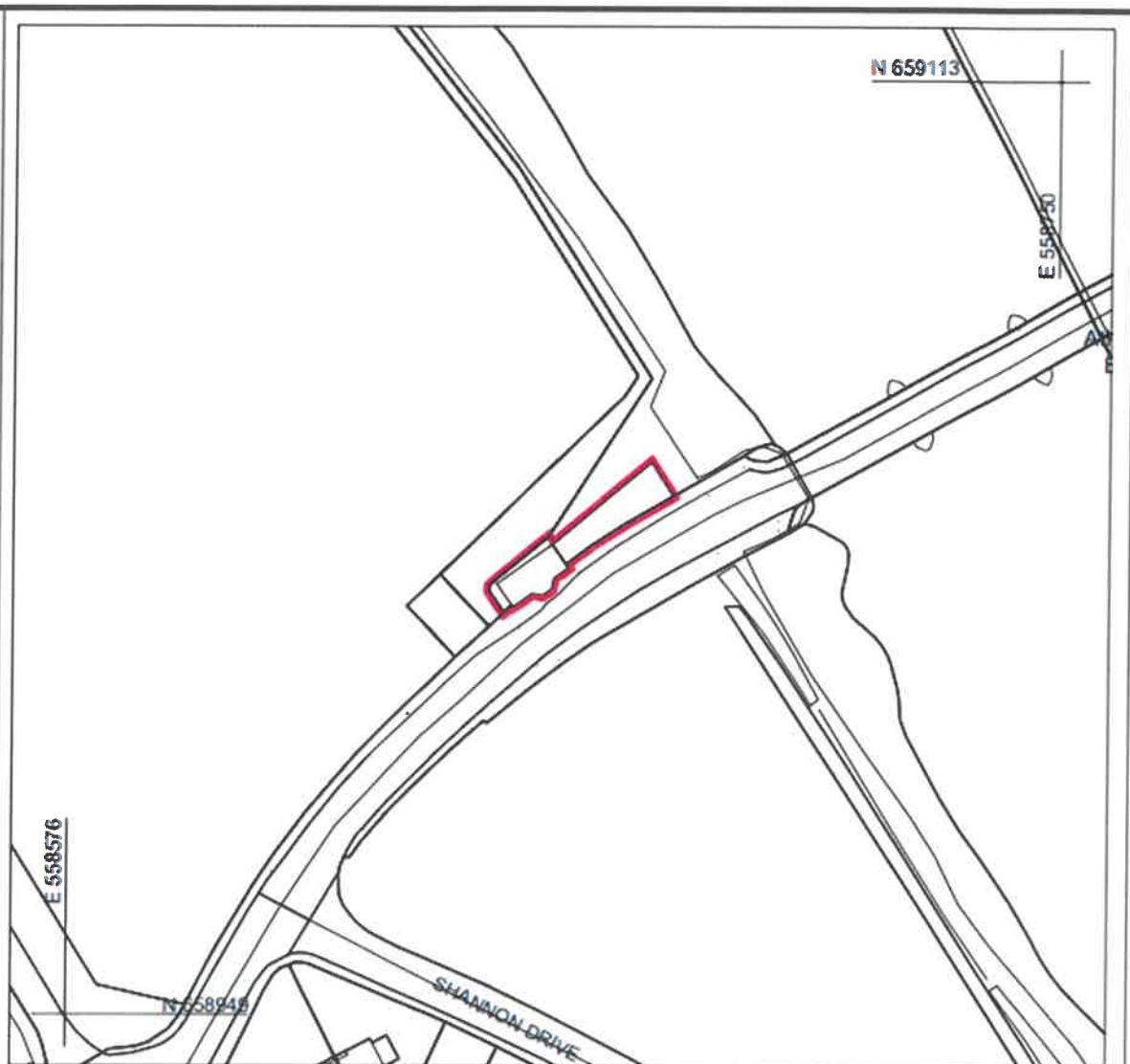


Jayne Leahy

Head of Property Management Services
Rural, Culture, Community & Tourism Development Directorate
Limerick City & County Council

Appendix

Location Map – property marked in red



Site for proposed disposal outlined in Red on the map.
Area: 0.0515 Acres/ 0.0208 Hectares/ 208.31 M²



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LiFN_Property_01 (Property Services)\Property Drawings\Agreement Maps\AG5296 - 0 - Disposal of Property at Toll House.
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The design and details shown on this drawing are applicable to this project only and may not be reproduced in whole or in part or be used for any other project or purpose without the written permission of Limerick City and County Council with whom copyright resides.					 Limerick City and County Council Property & Community Facilities Barrow House, Michael St, Limerick	Disposal of Property at Toll House, Corbally STAGE Disposal	
DO NOT SCALE from this drawing. Use figured dimensions. Contractor to check all dimensions on site prior to commencement of works. Any discrepancies are to be referred to the ARCHITECT.					DATE: 00-04-2025 SCALE: 1:1000 DRAWN: BH CHECKED: BH	DRAWING TITLE Land Transfer Mapping	
DATE REV BY CH. DESCRIPTION					FILE REF: 5296 AC TYPE: Disposal	DRAWING NO: AG5296	SHEET SIZE: A4 Revision: -