



Comhairle Chontae Chill Chainnigh

Halla an Chontae Sraid Eoin Cill Chainnigh
R95 A39T

Pobail agus Áiteanna Inbhuanaithe a Chruthú

Kilkenny County Council

County Hall John Street Kilkenny
R95 A39T



Creating Sustainable Communities and Places

Date: 5th September, 2025

Our ref: DS 18-01

**TO: THE CATHAOIRLEACH
AND EACH MEMBER OF KILKENNY COUNTY COUNCIL**
RE: DISPOSAL OF INTEREST IN SITE AT THE NITE CAP, KILMACOW, CO. KILKENNY

A Chara,

Notice is hereby given, that at a meeting of the Council to be held after the expiration of 10 days from the date of this notice, it is the intention of Kilkenny County Council, in accordance with Section 183 of the Local Government Act, 2001, to dispose of its interest in land at The Nite Cap, Kilmacow, Co. Kilkenny (as identified on the attached map) to M & F Molloy Holdings Limited, Wildflower Cottage, Boley Hill, Fethard On Sea, Co. Wexford for the sum of €153,000 (one hundred and fifty three thousand euro) with each party being responsible for their own legal costs associated with the sale. Site area measures 0.28ha. The Consent of the Minister for Housing, Local Government and Heritage is not required.

BACKGROUND

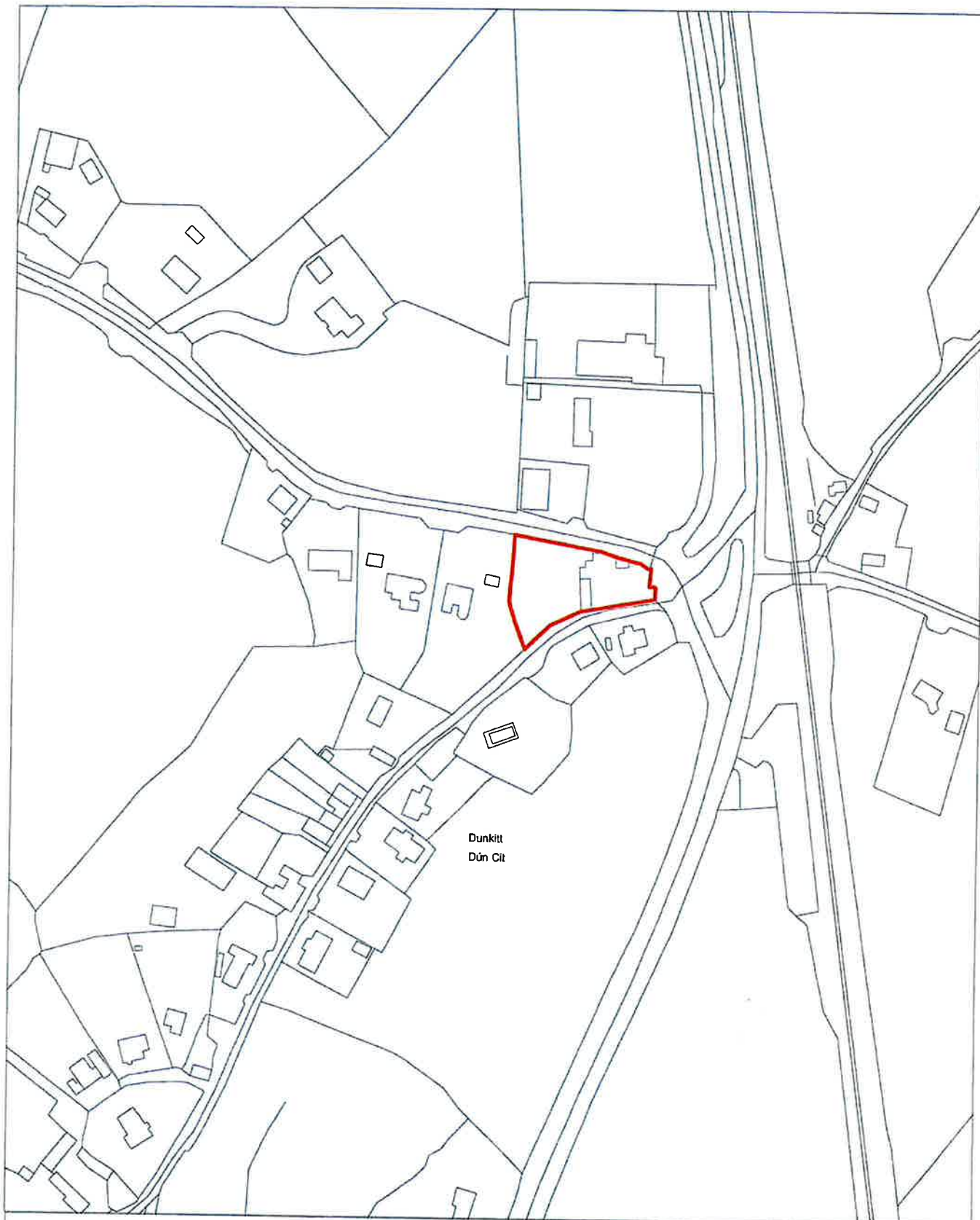
Following acquisition of this property under the Derelict Sites Act, and having regard to its overall non- suitability for future housing development at this rural location, this site was placed for sale on the open market to realise the best value return for Kilkenny County Council. Following negotiations with interested parties – a bid in the amount of €153,000 has been received and which the Auctioneer believes represents an excellent offer. This intended purchaser is an Energy Engineer and he intends to utilize the property for his own business, subject to obtaining Planning Permission.

Please note that this disposal was noted and approved in the name of Shane Molloy at the May 2025 Meeting of Kilkenny County Council. However, the purchaser's solicitor has asked that it be in the business name, M & F Molloy Holdings Limited. All other terms and conditions remain the same.

Mise, le meas,

Tim Butler

Tim Butler
Director of Services



Kilkenny County Council Derelict Site Ref: DS 18 01

Site Address:
Nite Cap Public House
Dunkitt, Kilmacow,
Co. Kilkenny

Area of site: 0.28 ha
Map No. 5565-D
Scale: 1:2,500
Date: 13th May 2021

