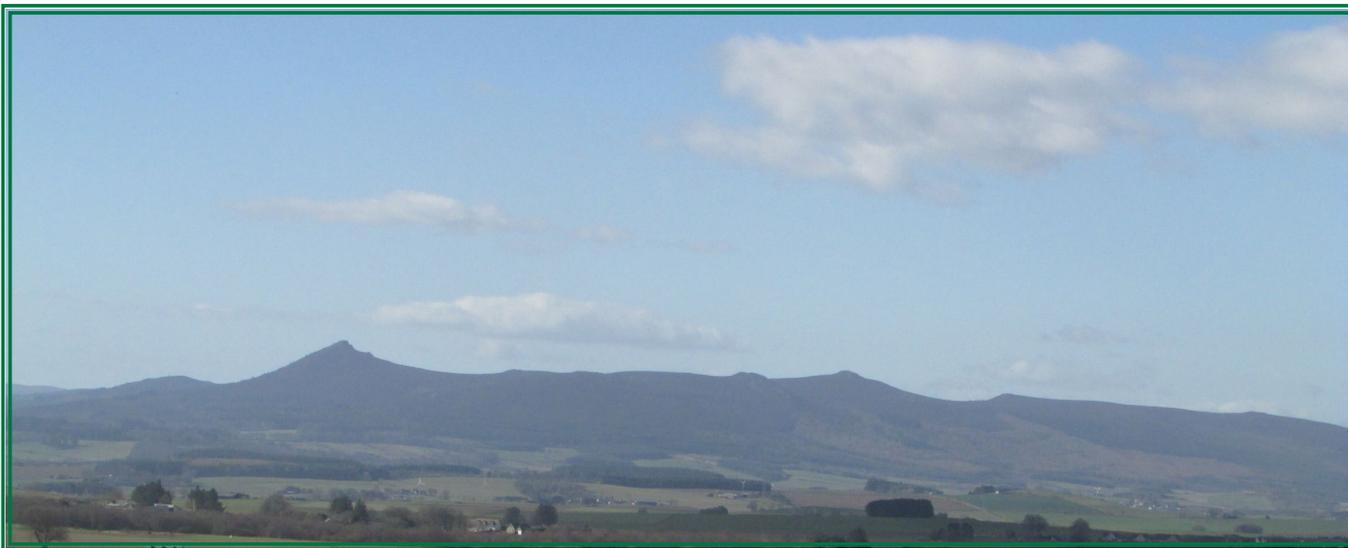


Brown & McRae

Award Winning Estate Agents



Outstanding views of Bennachie

BUILDING SITE AT CLAYLATCH,
CROSS OF JACKSTON,
INVERURIE
ABERDEENSHIRE



Building Plot -
extending to approx.
0.67 of an acre



ASKING PRICE £95,000

Planning Permission
obtained in principle



Building Plot
commanding
outstanding rural views



Accommodation in detail...

We are delighted to offer for sale this delightful building plot, which commands the most stunning setting, enjoying views over a patchwork of picturesque farmland and with the outstanding outline of Bennachie on the horizon.

This beautiful setting is certainly very inspiring and is sure to provide a lot of creative inspiration when it comes to the design and completion of your dream home!

The plot is extremely generous in size, extending to approximately 0.67 of an acre.

The site is located just a short distance from the Cross of Jackston and is located in the heart of rural Aberdeenshire countryside with both Inverurie and Oldmeldrum being easily accessible. Aberdeen is also within reasonable commuting distance at just over 27 miles. There is excellent range of facilities in both Oldmeldrum and Inverurie including shopping, health centres, supermarkets, golf courses and extensive recreation opportunities. Outdoor pursuits are readily available in the locality and there are good road links to Inverurie which also offers rail links to both north and south.

SERVICES

Electricity is situated nearby - the connection cost will be the responsibility of the Purchaser. Drainage will be to a septic tank and private water supply been brought to site.

PLANNING REFERENCE NO:-

APP/2017/1817

The planning application can be viewed on Aberdeenshire Council website:-

<https://www.aberdeenshire.gov.uk/planning/planning-applications/>

GENERAL

There is the possibility to purchase extra ground on terms to be negotiated separately.

For SAT NAV:

AB51 8UP

GENERAL DIRECTIONS

From Rothienorman, travel approx. 0.25 miles on the B9001 heading towards Inverurie. Turn left at the sign for Cross of Jackston - continue up the hill, going past the quarry and continue for about 1 mile - the plot is situated on the right hand side as indicated by our for sale signs. The plot can also be easily accessed from the Meikle Wartle side also.

VIEWING

By visiting the site, or if a site meeting with the owner is preferred by calling 07971030992 (Ann Irvine)

PRICE Asking Price £95,000

ENTRY By arrangement.

OFFERS TO Messrs. Brown & McRae (BS)

NOTE: While the foregoing particulars are believed to be correct they are not guaranteed and all interested parties should satisfy themselves on all points before offering.

more pictures overleaf





*This plot enjoys outstanding views - yet is within easy reach of the B9001
Rothienorman to Inverurie road.*

Any questions?
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