

FOR SALE

**BUILDING PLOT,
NANNY'S BRAE, DAMNAGLAUR,
DRUMMORE, DG9 9QN**



An opportunity to acquire a building plot occupying a rural location some 1.5 miles from Scotland's most southerly village of Drummole. The plot extends to approximately 2127sq. m. or thereby. Outline planning permission has been obtained in December 2007 for the erection of a dwelling house. Services to the site are in fact located adjacent including electricity and water. The views from this site will take in surrounding countryside and the waters of Luce Bay.

GUIDE PRICE: £75,000



Property Agents

Free pre – sale valuation

High profile town centre display

Residential / Commercial
Letting Service

Proven Sales record

Introducers for
Independent Financial
& Mortgage Advice

Charlotte Street
Stranraer
DG9 7ED

Tel: 01776 706147
Fax: 01776 706890

www.swpc.co.uk



DESCRIPTION:

An opportunity arises to acquire a most pleasant building plot occupying a rural position just one and a half miles outside Scotland's most southerly village of Drummore.

From the plot there will be splendid views over open countryside and to the waters of Luce Bay.

The building plot measures approximately 2127 square metres with water and electricity being located adjacent to the site.

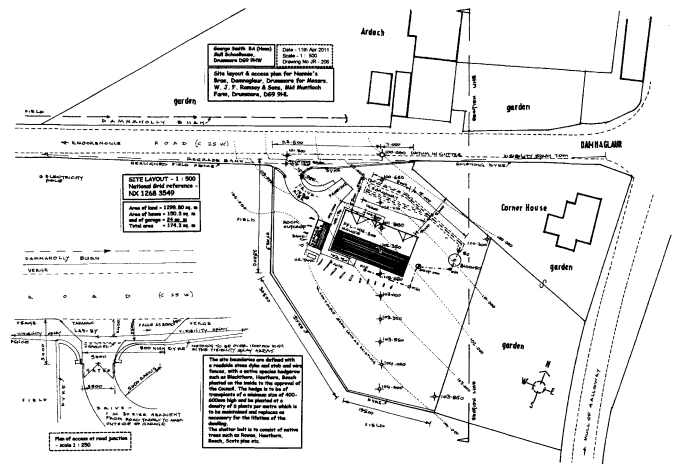
Local amenities within the village of Drummore include general stores, garage, primary school, general practice healthcare and hotel. A new visitor centre, café/restaurant is to be found at the Mull itself. All major amenities including supermarkets, healthcare, indoor leisure pool complex and secondary school are located within Stranraer itself.

The local area has always been known for its array of outdoor activities including walking, fishing, and excellent golfing facilities. There are superb sandy beaches a short drive distant and some of the finest scenery in south west Scotland.

Outline planning permission has been obtained for the construction of a dwelling house.

The successful purchaser will be required to obtain their own full planning permission from the relevant authority and will be responsible for acquiring the services of their own architects.

Seldom does the opportunity arise to acquire a building plot in a rural location and viewing is to be recommended.



ENTRY: Negotiable

VIEWING: By appt with **S.W.P.C**

DETAILS PREPARED: 19/05/2021

COUNCIL TAX: Band 'To Be Assessed'

GENERAL:

A general plan of the site is attached.

SERVICES:

Water and electricity are located adjacent to the site. Drainage will require to be to a septic tank.

OFFERS:

All offers for the above property should be made in writing to

South West Property Centre Ltd, Charlotte Street,
Stranraer, DG9 7ED.

Tel: (01776) 706147 Fax: (01776) 706890

www.swpc.co.uk



Although prepared with care and believed to be correct, these particulars are not guaranteed and will not form part of any contract. Purchasers should satisfy themselves as to all points. Where dimensions are quoted, they are approximate only. Heritable systems and appliances are untested and sold as seen and no warranty is given. Prospective purchasers should make their own investigations and enquiries.

The photographs used are for the purpose of illustration and may demonstrate only the surroundings. They are not, therefore, to be taken as an accurate indication of the extent of the property. Also, it should not be assumed that the photographs are taken from within the boundaries of the property, or show what is included in the sale.