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SITE AT NETHERMILL, CRUDEN BAY, AB42 OSN



Site with Planning Permission

- .. Development opportunity
- .. Lovely rural location
- .. Few minutes drive from Cruden Bay
- .. Easy access to A90
- .. Services available nearby

Offers Over £100,000

www.stewartwatson.co.uk

LOCATION

Enjoying a superb rural location only a few minutes drive from popular coastal village of Cruden Bay, this building plot offers an excellent building opportunity. Extending to approximately 0.3 acres, this generous site boasts lovely views over the Buchan countryside.

GENERAL

Planning Permission in Principle has been granted for the erection of a 2 Public / 4 Bedroom Detached Dwellinghouse.

The plans may viewed online:- www.aberdeenshire.gov.uk/planning - ref:- B/APP/2015/1537

SERVICES

It is understood that mains water, electricity and telephone line are close to the site. Drainage would be to a septic tank. It would be the responsibility of any prospective purchaser to satisfy themselves regarding connection to the services and costs involved.

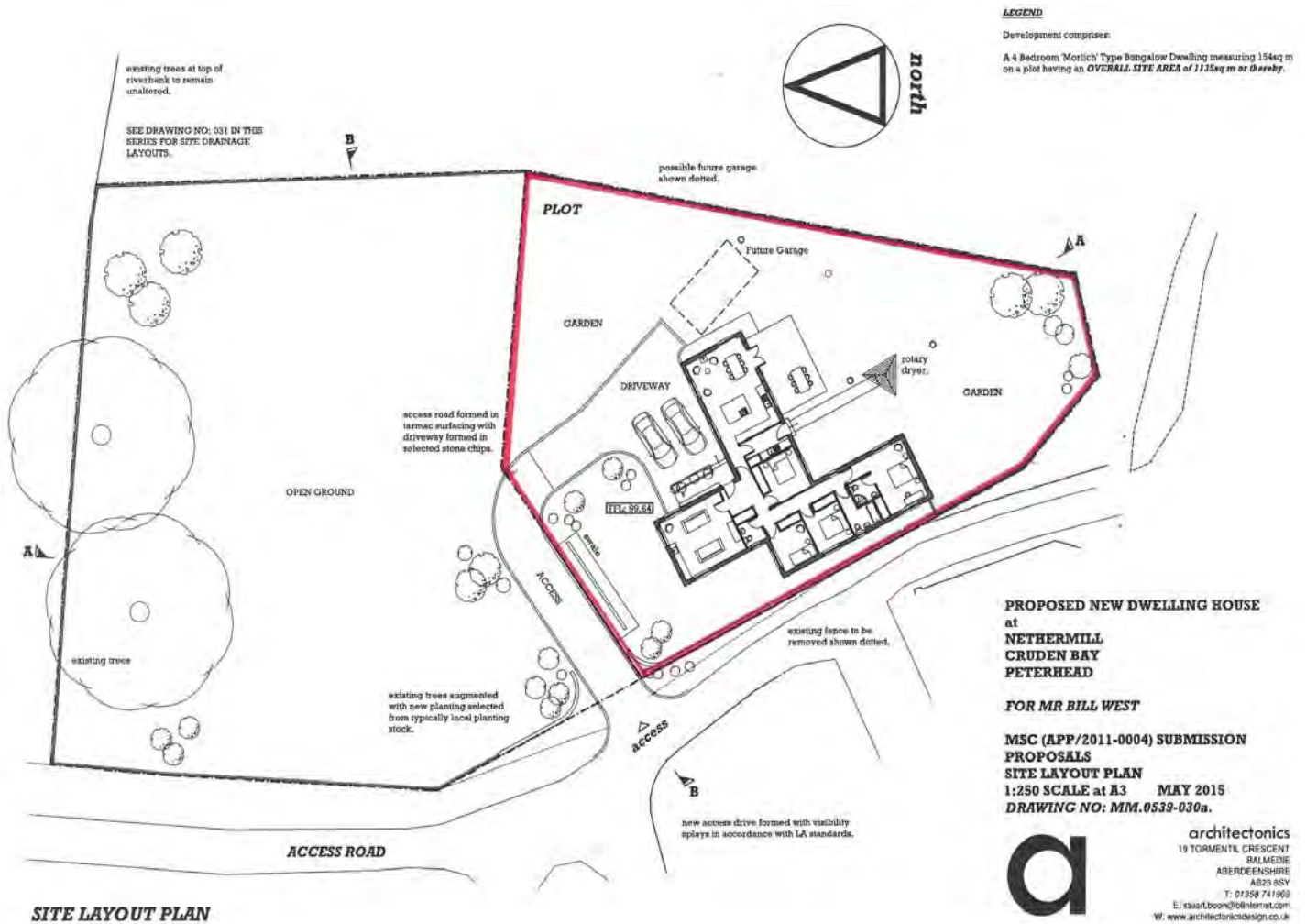
DIRECTIONS

From Cruden Bay turn onto Golf Road and travel along for a few hundred meters until reaching the hamlet of Nethermill. Take the next road on the left over the bridge crossing the Water of Cruden finding site located further up on the left hand side.

FLOOR PLAN



SITE LAYOUT



SITE LAYOUT PLAN

LOCATION MAP



This extract is produced with permission of Ordnance Survey under licence number 100032685

Entry
By arrangement

EPC Banding
EPC= N/A

Viewing
Contact our Peterhead office – 01779 476351

Email
peterhead.property@stewartwatson.co.uk

Offers
All offers should be submitted in writing to our Peterhead Office.

Reference NH/HG

FREE VALUATION – We are pleased to offer a free and without obligation, valuation of your property. Contact Property Departments at any of our offices.

These particulars do not constitute any part of an offer or contract. All statements contained therein, while believed to be guaranteed. All measurements are approximate. Intending purchasers or leasees must satisfy themselves by inspection or of the accuracy of each of the statements contained in these particulars.

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