

STEWART & WATSON

your **complete** property & legal service

2 PLOTS AT BOGTON, FORGLEN, TURRIFF, AB53 4JJ



2 Plots with Full Planning Permission

- ... Ideal Self Build or Development opportunity
- ... Planning reference APP/2020/1076
- ... Services believed nearby
- ... Plot 1 approx 0.22 acre & Plot 2 approx 0.24 acre
- ... Peaceful rural location approx 4 miles from Turriff

Offers over £50,000 per site
www.stewartwatson.co.uk

2 PLOTS AT BOGTON, FORGLEN, TURRIFF, AB53 4JJ

TYPE OF PROPERTY

These are two good sized plots, with Plot 1 approx 0.22 acre and Plot 2 approx 0.24 acre, which are situated in peaceful rural location.

PLANNING PERMISSION

Full Planning Permission has been granted under reference **APP/2020/1076**. A copy of the Planning Permission documentation is available for inspection at The Property Shop, Turriff.

SERVICES

Mains water, sewerage, gas and electricity, telephone installed.

ENTRY

A suitable date of entry can be negotiated.

Viewing

On a self service basis or by contacting Mr Stephen on 07831 314 461.

Email turriff.property@stewartwatson.co.uk

Offers

All offers should be submitted in writing to our Turriff office.

DIRECTIONS

On leaving Turriff, take the B9025 towards Aberchirder. After approx. 3½ miles turn left signposted Bogton and Netherdale. On entering Bogton, turn left where indicated by our for sale sign. The sites are a short distance down this road on the left hand side.

LOCATION

Turriff itself is a thriving town with a population of approx. 5,000. It has excellent Primary and Secondary Schools and a good range of shops and other well supported facilities including Swimming Pool, Bowling Stadium, Library, Community Centre, Sports Centre, Golf Course and fishing on the River Deveron. Aberdeen is approx. 36 miles away.

Reference DDP/TUR/B20

FREE VALUATION – We are pleased to offer a free and without obligation, valuation of your property.
Contact Property Department 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 correct, are not guaranteed. All measurements are approximate. Intending purchasers or leasees must satisfy themselves by inspection or otherwise, as to the accuracy of each of the statements contained in these particulars.

The Property Shop, 2 Main Street, Turriff AB53 4AD	(01888) 563777	38 Broad Street, Fraserburgh, AB43 9AH	(01346) 514443
59 High Street, Turriff AB53 4EL	(01888) 563773	21 Market Square, Oldmeldrum AB51 0AA	(01651) 872314
65 High Street, Banff AB45 1AN	(01261) 818883	4 North Street, Mintlaw, AB42 5HH	(01771) 622338
42/44 East Church Street, Buckie AB56 1AB	(01542) 833255	25 Grant Street, Cullen, AB56 4RS	Mon- Fri 1pm – 4pm (01542) 840408
35 Queen Street, Peterhead AB42 1TP	(01779) 476351	17-19 Duke Street, Huntly, AB54 8DL	(01466) 792331