

**Auction**

Land in PH11

Glenisla, Glenisla, Blairgowrie, Angus,
PH11 8QB

£240,000

 Starting Bid

Tenure

Freehold

Allocated parking

Property features

- ✓ Former Stable Blocks
- ✓ Freehold
- ✓ Land

Arrange a viewing

Lisa Neil
Branch Manager
Commercial National

0191 737 1154
commercial@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

For Sale Via Online Auction. Fees Apply.

We are pleased to bring to market this land & former stable blocks.

Approx. 0.37 acres with planning consent for a detached house, granted in September 2022 (ref: 22/00360/FULL).

A former stable block with potential for conversion (previous planning ref: 21/00039/FULL).Land:

Approx. 31.92 acres of rough grassland, ideal for smallholding, grazing, planting, or renewable energy projects.

The plot benefits from mature trees and a private access road, which also serves neighbouring residential properties.

PLANNING

Detailed planning permission for a detached dwellinghouse (ref: 22/00360/FULL).

Further potential for stable conversion under earlier consent (ref: 21/00039/FULL).

Mains electricity

Private water

Private drainage

Plot size: Approx. 0.37 acres

Additional land: Approx. 31.92 acres

Price: Starting Bid £240,000

Property Type: Land

Business Type: Residential Investments

Parking: Allocated

Description

We are pleased to bring to market this land & former stable blocks.

Approx. 0.37 acres with planning consent for a detached house, granted in September 2022 (ref: 22/00360/FULL).

A former stable block with potential for conversion (previous planning ref: 21/00039/FULL).Land:

Approx. 31.92 acres of rough grassland, ideal for smallholding, grazing, planting, or renewable energy projects.

The plot benefits from mature trees and a private access road, which also serves neighbouring residential properties.



Location

Located in a scenic glen in Glenisla, Blairgowrie, Angus, PH11 8QB, offering a remote highland hideaway surrounded by the Angus Glens.



Tenure

Freehold - Title number: ANG4364



Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.





Glenisla, Glenisla, Blairgowrie, Angus, PH11 8QB

Contact your local branch today for more information on this property:

**Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 ,
commercial@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

