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The right way to move



## Building Plot, Appin, 51 Brechin Road

| Kirriemuir | DD8 4DE

Offers Around £90,000





Located off the prestigious Brechin Road this large building plot is only a short walk to most amenities including: shops, cafés, library, supermarket, health centre, golf course, primary and secondary schooling. As well as being the gateway to the stunning Angus Glens, Kirriemuir is ideally placed for most Angus towns and major cities of Dundee, Perth & Aberdeen. The plot is located within the lower garden of Appin House with new vehicular access from Elm Road. This is a stunning mature plot extending to 1345sqm with established trees and bushes. All essential utilities are also located nearby. Outline planning consent is for a 1.5 storey detached dwelling having a 158sqm footprint. Full details can be found at [www.angus.gov.uk](http://www.angus.gov.uk) reference 18/000578/PPPL. It is rare to find this quality of building plot in this highly desirable location.

- Desirable Building Plot
- Central Location
- Services Nearby
- Mature Plot; 1345 SQM
- Outline Planning - 1.5 Storey
- Rare Opportunity



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