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**Land 100m NE of Myrtle Cottage
Whitebridge
IV2 6UR**



An opportunity to purchase land with planning in principle for a house plot located in a rural location by Whitebridge. The plot extends to approximately 0.74 acres and is being sold soon to be fully serviced. Only by viewing can one fully appreciate the location and development potential on offer.

FIXED PRICE £80,000

HSPC Reference: 56096

The Property Shop, 47 Church Street, Inverness
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LAND

Located in a rural setting by Whitebridge, this land has planning in principle for a house plot and will appeal to a wide range of prospective purchasers including those looking to build a home or holiday retreat. The planning in principle states the building shall not exceed 1.5 storey's in height and should be generally rectangular in shape. The plots extend to approximately 0.74 acres per plot.

LOCATION

Whitebridge is a small village on the southwest side of Loch Ness approximately 25 miles from Inverness and eight miles from Fort Augustus. The area is renowned for its natural beauty, abundance of wildlife and is an area where many outdoor pursuits can be enjoyed. Local bar and restaurant amenities are available at Whitebridge Hotel. Younger children can attend Stratherrick Primary School in the neighbouring village of Gorthleck and there is a shop/post office and tea room, public house, nursery and doctors surgery all available in Foyers. Fort Augustus is located approximately 8 miles from Whitebridge and has a variety of restaurants, cafe's

and tea rooms available. Inverness is approximately 25 miles away where a comprehensive range of shops, amenities and services can be found. Inverness Airport is approximately a further 6 miles to the East of Inverness.

DIRECTIONS

From Inverness take the B862 towards Dores. Stay on the road until Whitebridge. Pass through Whitebridge and turn left at signpost for Killin/Garragie. Follow this road and the plots are located on the right next to Myrtle Cottage.

SERVICES

Electricity and telephone services are on site and will soon be serviced with water from a borehole.

PLANNING REFERENCE

11/01495/PIP

VIEWINGS

Potential purchasers are invited to visit the plot at their leisure.

