

STEWART & WATSON

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PLOT AT MAINS OF TOLQUHON TARVES, AB41 7LP



Building Plot with Full Planning Permission

- Full Planning for the Erection of a Detached Three Bedroom Dwelling
- Rural Location
- Services are believed to be nearby
- Views over surrounding countryside
- Planning Application No. APP/2021/2610

Offers Around £130,000

www.stewartwatson.co.uk

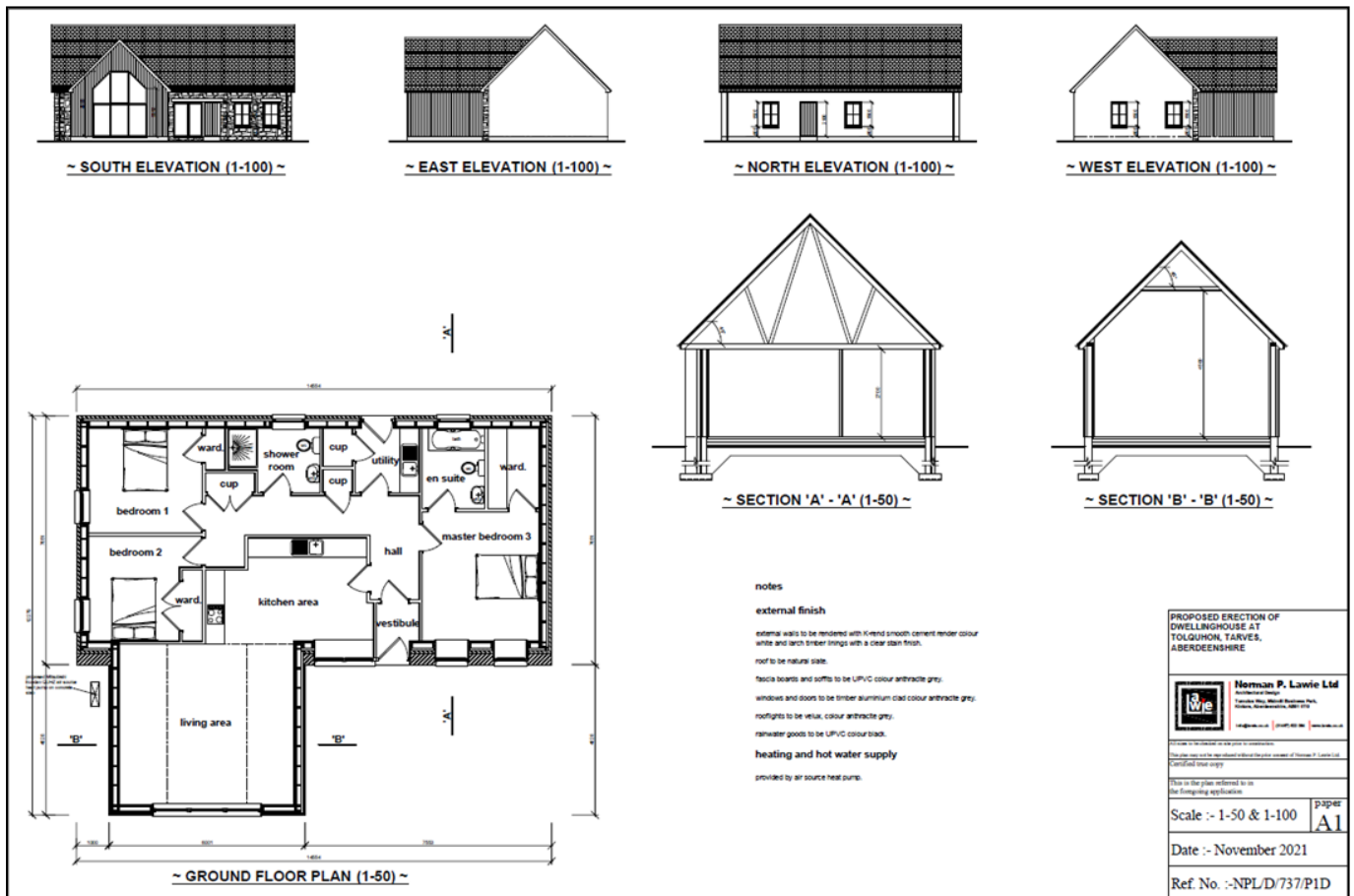
TYPE OF PROPERTY

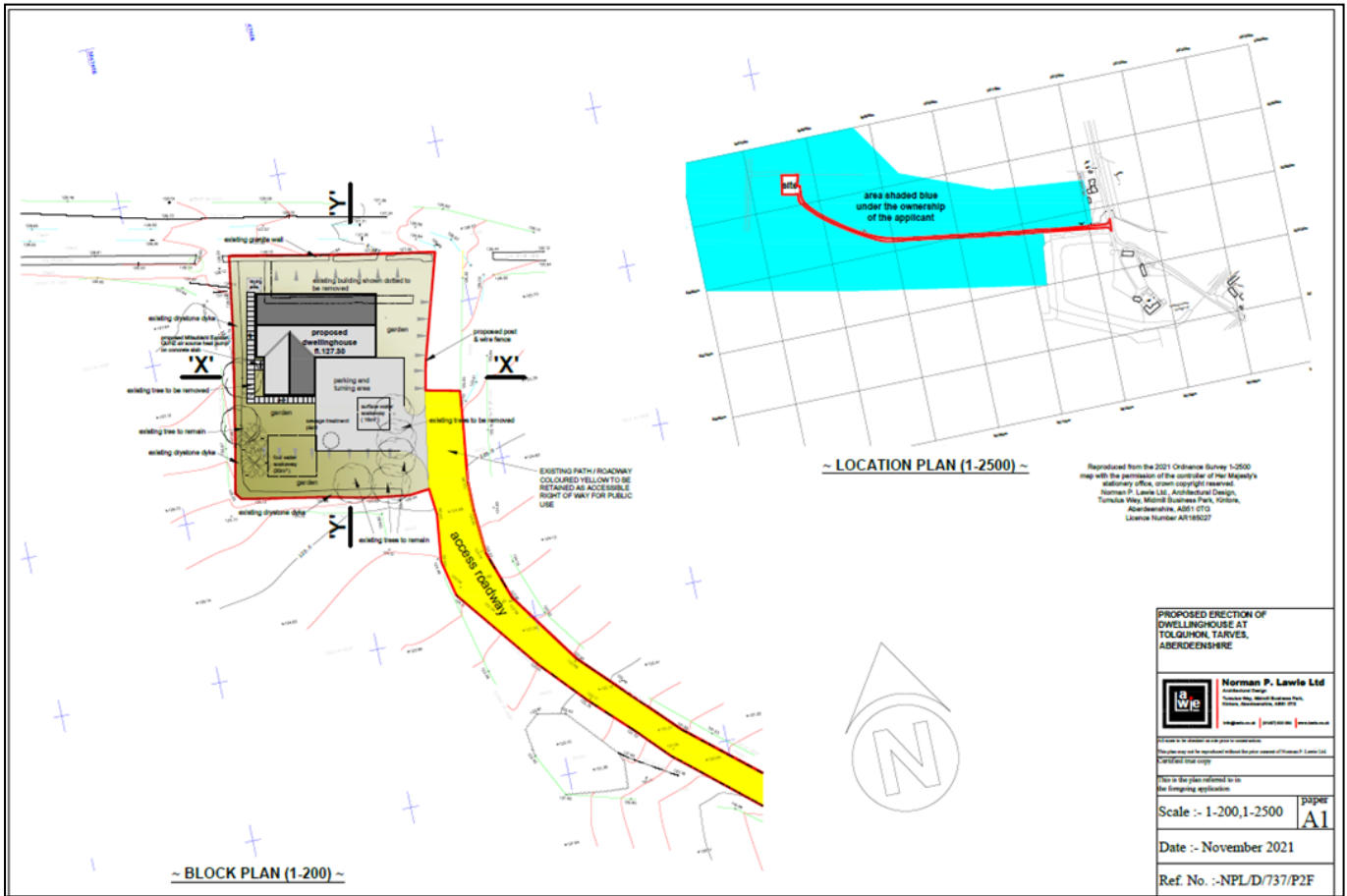
Situated close to historical Tolquhon Castle on the outskirts of the village of Tarves and enjoying exceptional views over the surrounding countryside we offer for sale this building plot extending to approximately 670m² with Full Planning Permission granted by Aberdeenshire Council for the erection of a Detached Three Bedroom Dwelling House, Planning Application No. APP/2021/2610. The plans and planning documentation can be made available for inspection at our Oldmeldrum Property Shop.

ACCOMMODATION

The proposed accommodation, envisaged in the planning consent will comprise:- Ground Floor Entrance Vestibule, Hallway, Open plan Kitchen/Dining/Sitting Area, Utility Room, Master Bedroom with En Suite and walk-in Dressing Area, Two Further Bedrooms and Shower Room.

Floor Plan





Views



SERVICES

Services are believed to be nearby, any potential purchaser will require to satisfy themselves as to the whereabouts and suitability of any services, that may be required to service any dwellinghouse (the cost of connection shall be the responsibility of the purchaser). Drainage will be to septic tank contained within the site.

Entry

By arrangement

Viewing

By going direct to the Site or contacting our Oldmeldrum Office on 01651 872314

Email

oldmeldrum.property@stewartwatson.co.uk

Offers

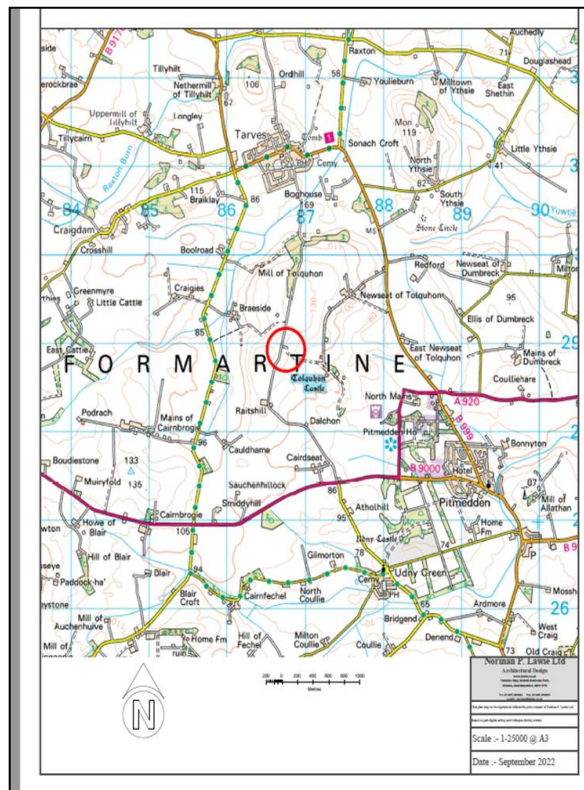
All offers should be submitted in writing to our Oldmeldrum Office.

LOCATION

Located a short distance south of Tarves, the site is accessed from the B999, the main Aberdeen to Tarves road and located close to Tolquhon Castle. Tarves is a pleasant rural village with a strong community spirit. The village has a hotel, café, shops and an excellent primary school. Secondary education is provided at Meldrum Academy. The village is within easy commuting distance of Aberdeen City, Industrial Estates of both Dyce and the Bridge of Don and Aberdeen Airport.

Reference

Oldmeldrum/DDP/D23



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
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