



11 Acre Site with Planning Permission for 6 Holiday Chalets
Meikle Richorn | Dalbeattie

FINE & COUNTRY



Excellent opportunity - a superb 11-acre site with planning permission in place for the development of six holiday chalets. Idyllic setting, with impressive views over the Urr Estuary, yet easy access to local amenities and main transport routes.

The six chalets would be nestled in the undulating land; all positioned to make the most of the fantastic views over the Urr Estuary. The layout is designed to maximise the natural topography to make the best of the views and give each chalet a good degree of privacy.

An access track has already been constructed to commence the planning permission. 3-phase power and mains water is located near to the entrance of the site.

To summarise, this unique opportunity would capitalise on the ever-increasing holiday let marketplace.

Further information and details of the planning permission are available upon request.

Services: Mains electricity and water located adjacent to the site. Private drainage to septic tank.

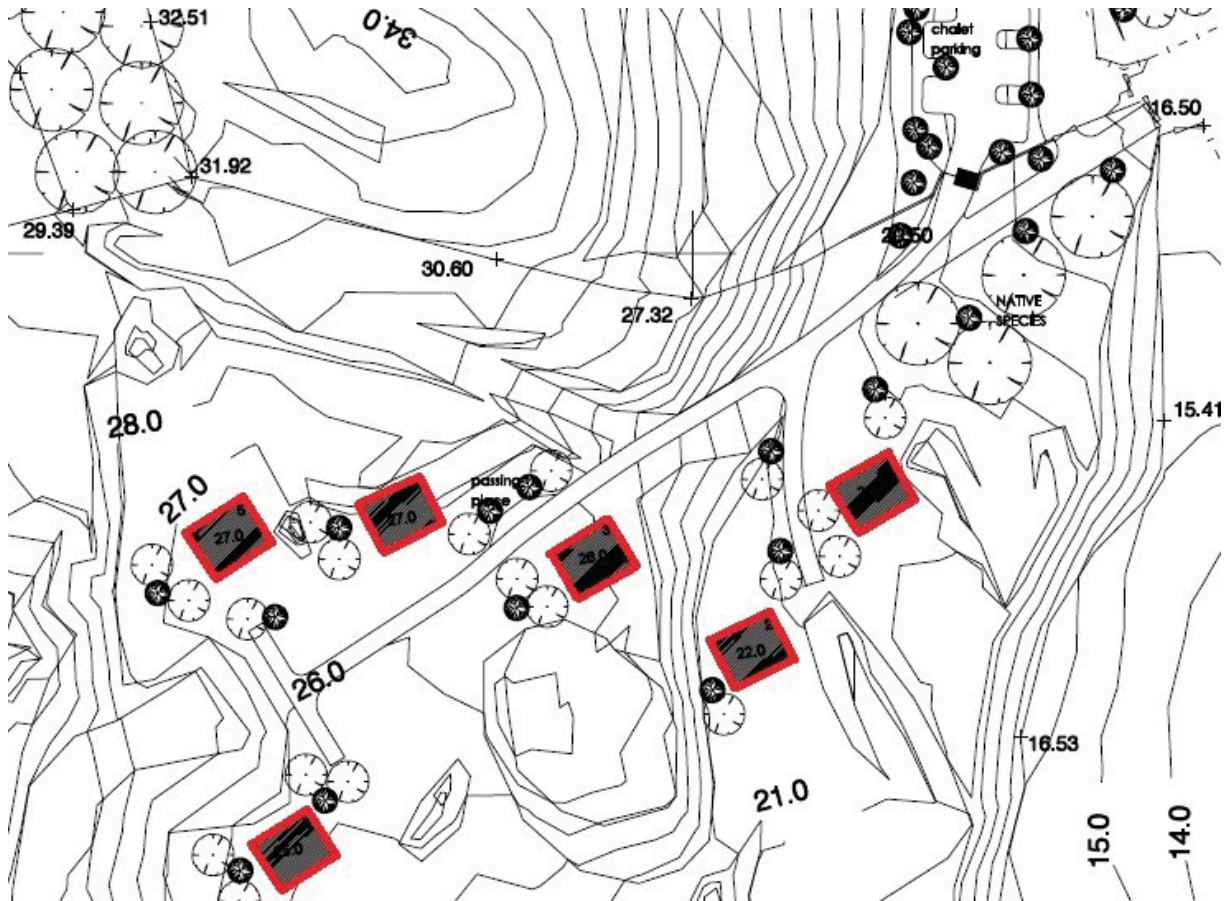
Location: Dumfries - 16 miles, M6 Junction 45 - 43 miles, Glasgow city centre - 91 miles.

The nearby town of Dalbeattie is 2.5 miles away and offers good local amenities and the coastal villages and beaches of Kippford, Sandyhills and Rockcliffe can all be reached in under 15 minutes. Given the diverse landscape along with the proximity to the coast and local lochs, the area offers unique walks, sailing, cycling and for the golfer there is an abundance of good local courses with the region boasting no fewer than twenty-nine courses, the closest being within Dalbeattie. Dalbeattie also boasts one of the 7stanes world-class mountain biking centres and the property is also within close proximity to the safe anchorage of Kippford, affectionately known as the 'Scottish Riviera'. The South West of Scotland is well known for its mild climate and attractive, unspoilt countryside.

From Dumfries head south west on the A711 to Dalbeattie. Stay on the road passing through Dalbeattie and just before leaving the town turn left at the traffic lights onto the A710. Continue for just over 2 miles then turn right onto a road marked 'No through road'. Take the next right, marked Meiklebob Holidays and follow this road for just over half a mile to reach the site.

Viewings: Viewings are strictly by appointment only. Please contact Fine & Country South Scotland on 01387 460180/01896 829569.





Tenure: Freehold

Offers over £250,000



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Copyright © 2023 Fine & Country Ltd. Registered in England & Wales. Company No: 09714713. Registered Office Address: Mart Office Townfoot, Longtown, Carlisle, England, CA6 5LY. Trading As: Fine & Country South Scotland Printed



