



Torbeg Farm Development, Blackwaterfoot
Isle of Arran KA27 8HE



Artist's impression of two villa development with sea views to the west, towards Blackwaterfoot, and to the south, over the Shiskine valley.



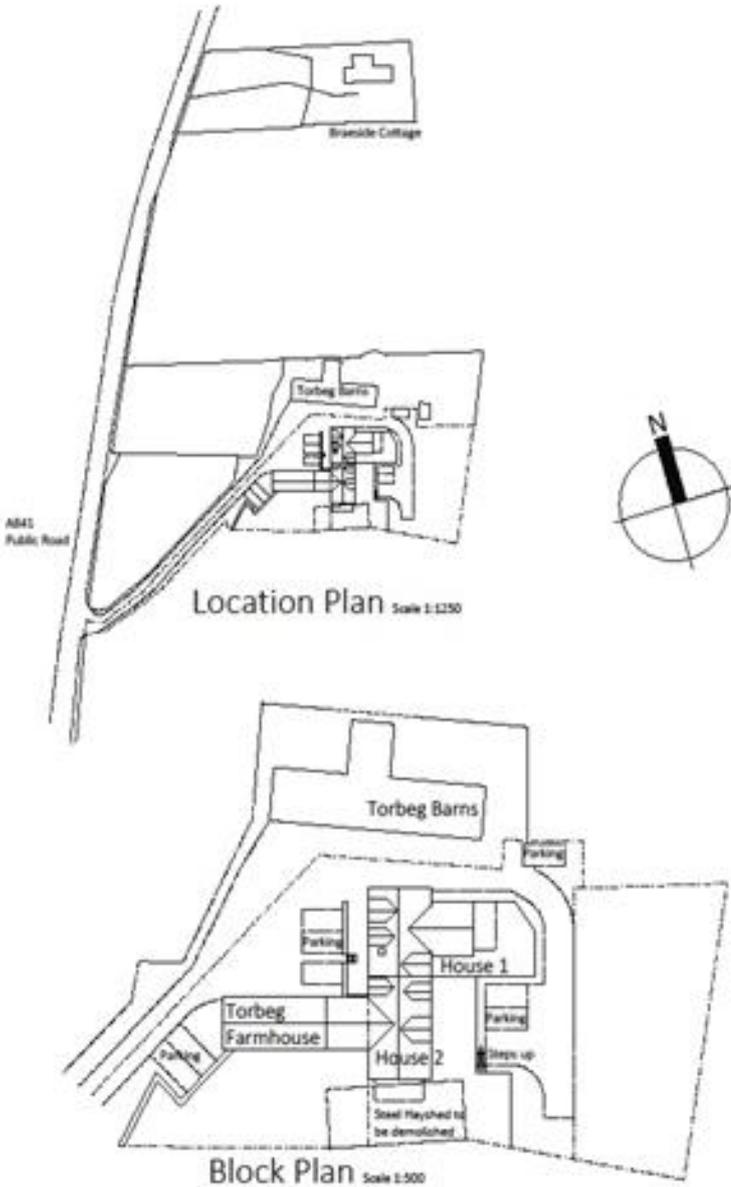
AN EXCELLENT DEVELOPMENT OPPORTUNITY TO CREATE TWO FULL TIME RESIDENCES, OR LETTING VILLAS, IN A BEAUTIFUL LOCATION ENJOYING WONDERFUL VIEWS OVER THE SHISKINE VALLEY - FROM THE MOUNTAINS TO THE NORTH, TO BLACKWATERFOOT AND THE FIRTH OF CLYDE AND BEYOND, TO THE SOUTH. THIS IS A RARE INVESTMENT OPPORTUNITY WITH POTENTIAL FOR EXCELLENT RETURNS IN THIS POPULAR AREA OF THE ISLAND.

- Torbeg Farm development presently has three smaller completed conversions and planning approval has been granted for a further two.
- The proposed houses will be barn conversions with contemporary additions and will capitalise on the spectacular location.
- Each of the new villas will comprise spacious open plan ground floor living accommodation consisting of living, dining and lounge areas plus shower rooms - with the upper floors benefiting from three bedrooms and a family bathroom. Each property will have dedicated parking and private gardens.
- Additionally, there is a further plot which within the site. Planning approval would be required in order to build on this plot.
- The development site extends to approximately 0.4 acre and is located just north of Blackwaterfoot with its excellent selection of shops, restaurants, leisure facilities and famous 12 hole golf course bounded by the popular sandy beach.
- The purchasers will arrange to complete both villas simultaneously and could ultimately sell on, let out or utilise them as permanent residences.

DIRECTIONS

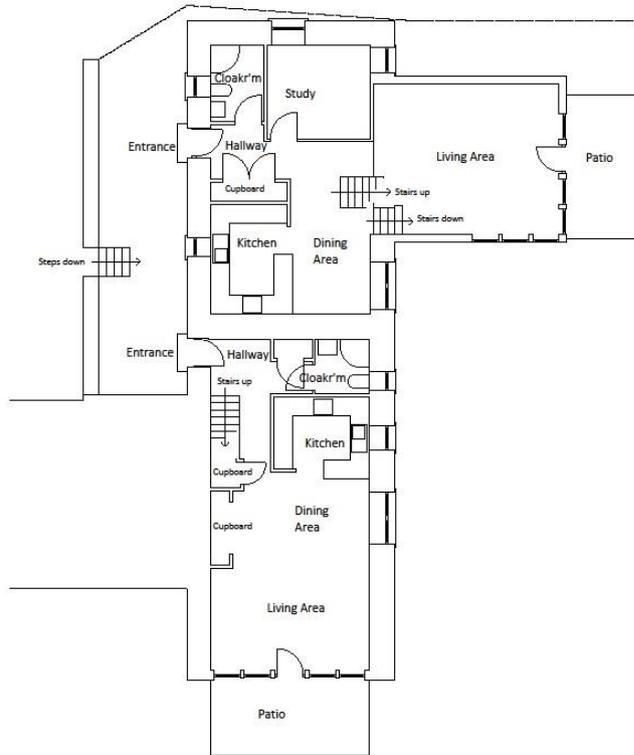
From Brodick Pier turn right and proceed through the village taking the B880 String Road to Blackwaterfoot. On reaching the main A841 road turn right down into Blackwaterfoot, travel through the village and up the hill heading towards Torbeg. Torbeg Farm is located on the right hand side. Proceed down the track to the courtyard where the plots are situated.



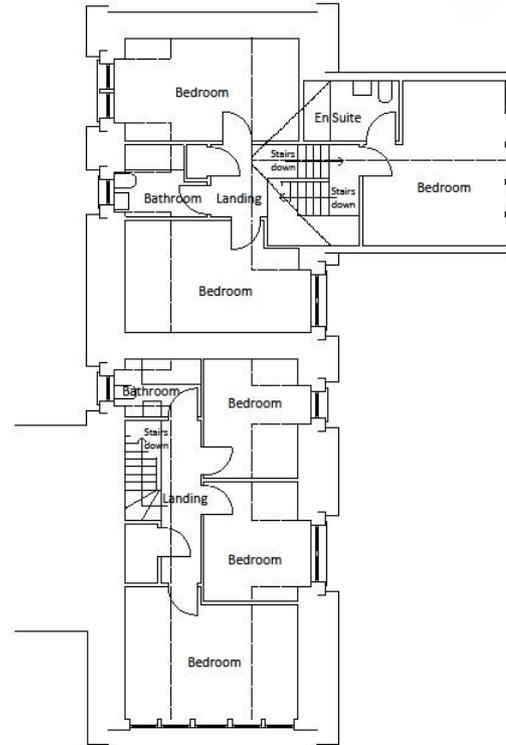


Details of the planning consent can be viewed on the NAC website at : www.eplanning.north-ayrshire.gov.uk/OnlinePlanning/applicationDetails.do?activeTab=documents&keyVal=OAYYZOLE05100





Ground Floor Plan as Proposed Scale 1:100



First Floor Plan as Proposed Scale 1:100

SCALED FLOOR PLANS FOR PROPOSED PROPERTIES : FOR GUIDANCE ONLY

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PLEASE NOTE THAT ALL VIEWINGS ARE STRICTLY BY APPOINTMENT ONLY

The vendor or his agent reserves the right to accept any offer at any time without prior notice being given. However the agent will, so far as is reasonably possible, advise all prospective purchasers who have notified the agents of their intention to offer, of any closing date and time which may be set. These particulars are believed to be correct but their accuracy is not guaranteed and they should not form or constitute any part of any contract.

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