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Building Plot

Approx. 0.2 Acres

Full Planning Permission

Lovely Views

Services On-site

Excellent Travel Links



Plot, Mavisbank, by Guildtown, PH2 6AE

Offers Around £115,000

An attractive building plot enjoying pleasant country location and extending to approximately 0.20 acres (795 sqm). The plot enjoys a convenient location being within commuting distance of Perth (6 miles), Blairgowrie (10 miles), Dundee (22 miles) with the village of Guildtown itself being located just a short walk away. The plot also benefits from picturesque south-to-west facing views over the surrounding countryside.

Planning Permission

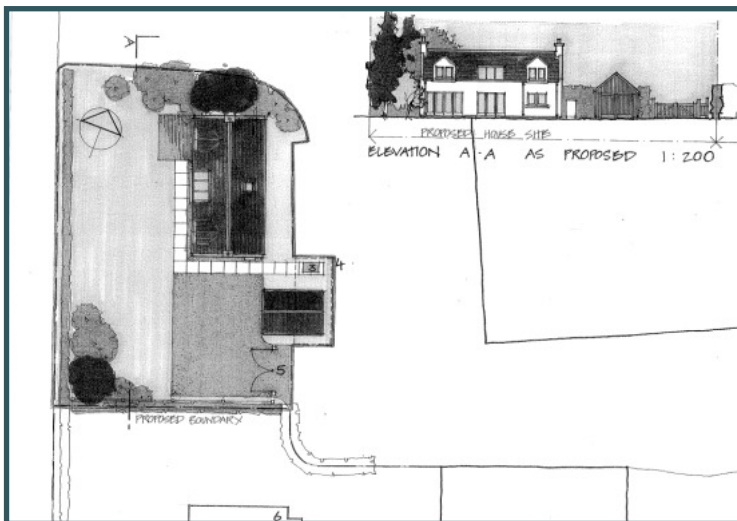
Permission has been granted for the erection of a detached three bedroom home and plans are available upon request. Full details of the permission granted can be accessed via the Perth & Kinross Council website by using the reference number **07/02280/FUL**.

Services

Service pipes, excluding gas, have been installed, and it should be noted that the sewer is connected to a new batch type reactor (septic tank). Electricity is installed on-site and also telephone ducting for any purchaser wishing to connect landline. The mains water pipe has also been laid, but has not been connected.

Directions

From Perth take the A93 Perth/Blairgowrie road and proceed for approximately 4 miles. You will enter into a series of bends and past Newmill on the left and then a small terraced row of cottages on your right, just where you see the signpost pointing to the right towards St Martins. Continue straight on. You will then enter a double bend. As you approach the bend to the left you will see Mavisbank Farm on your left and also White Bungalow to the west side. Turn left here just before the Farmhouse, and then continue straight ahead towards the bungalow. Continue to the right, passing the bungalow now on your left. Proceed through the entrance gap now in front of you and the plot is now immediately on your left hand side.



These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate only.



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