



## Elm Bank Plot

Hutton, Berwickshire, TD15 1TS

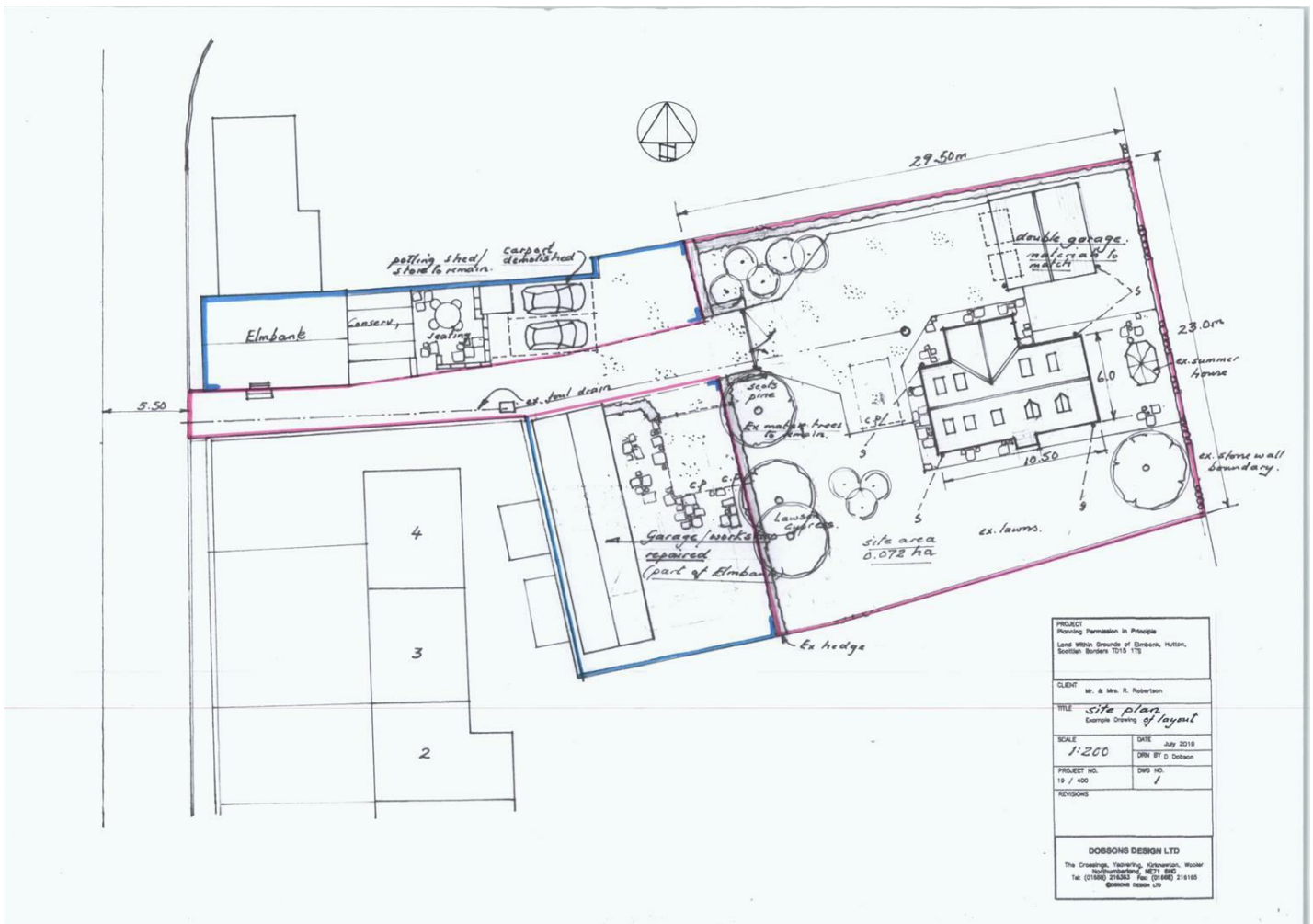
**Offers Over £150,000**

**\*VIEWING BY APPOINTMENT ONLY\***

We are delighted to offer for sale this superb building plot, which has outline planning permission for one dwelling (19/01385/ppp). The plot is located in a secluded position on the outskirts of this small Border village, with open views over the surrounding countryside. The proposal submitted to the Scottish Borders Council was for a detached one and a half storey three bedroom house, however, this could be altered by the new owner.

This stunning site has services that adjoin the plot, which would be easy to develop as it is a level site. Hutton is a small village one mile west of Paxton and six miles from Berwick-upon-Tweed, which is the nearest town, with excellent facilities such as shopping, sporting clubs and a railway station.

Viewing is recommended.



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