



MONTGREENAN
PROPERTY GROUP



Plot Of Land Threepwood Road

Beith, KA15 2JJ

Guide price £125,000



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Nestled within the charming town of Beith, this wonderful leafy plot of 0.9 acres approx. offers a unique opportunity to create your dream luxury home in the midst of nature. With outline planning permission already in place for a luxury detached Eco-house, envision building your own ideal abode surrounded by the tranquil beauty of the woods & Ayrshire countryside.

The picturesque countryside setting provides a serene escape from the hustle and bustle of city life, offering a peaceful retreat where you can unwind and reconnect with nature.

Despite its idyllic seclusion, this property is conveniently located for those who need to commute, with easy access to Glasgow in around 30 mins by car, ensuring that you can enjoy the best of both worlds - the tranquillity of rural living and the amenities of the city within reach.

Glasgow International Airport is 18 miles / 20 minutes away by car & the pretty Ayrshire coastline is only 12 miles away.

Don't miss out on the chance to turn this blank canvas into your own slice of paradise.

Embrace the opportunity to create a bespoke luxury home in this enchanting woodland setting.

***** Disclaimer - Ai generated images are only given as an example and do not represent what is on offer or has



BEITH WOODLAND HOUSE

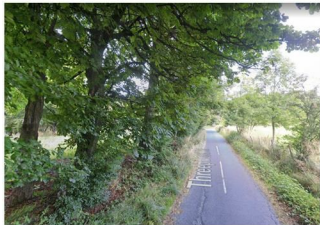
DESIGN AND ACCESS STATEMENT



Aerial view of the site



View of the site edge boundary along the A737



View of the site edge boundary along Threepwood Road

EXISTING SITE AND VIEWS

The site bounded by tall mature trees to the two adjacent roads and the north boundary, with the centre of the site cleared for horse grazing.

The trees provide natural screening along the length of both boundaries, with very little of the site visible through limited glimpse gaps between the trees. The intention is to maintain this and the established green edges.

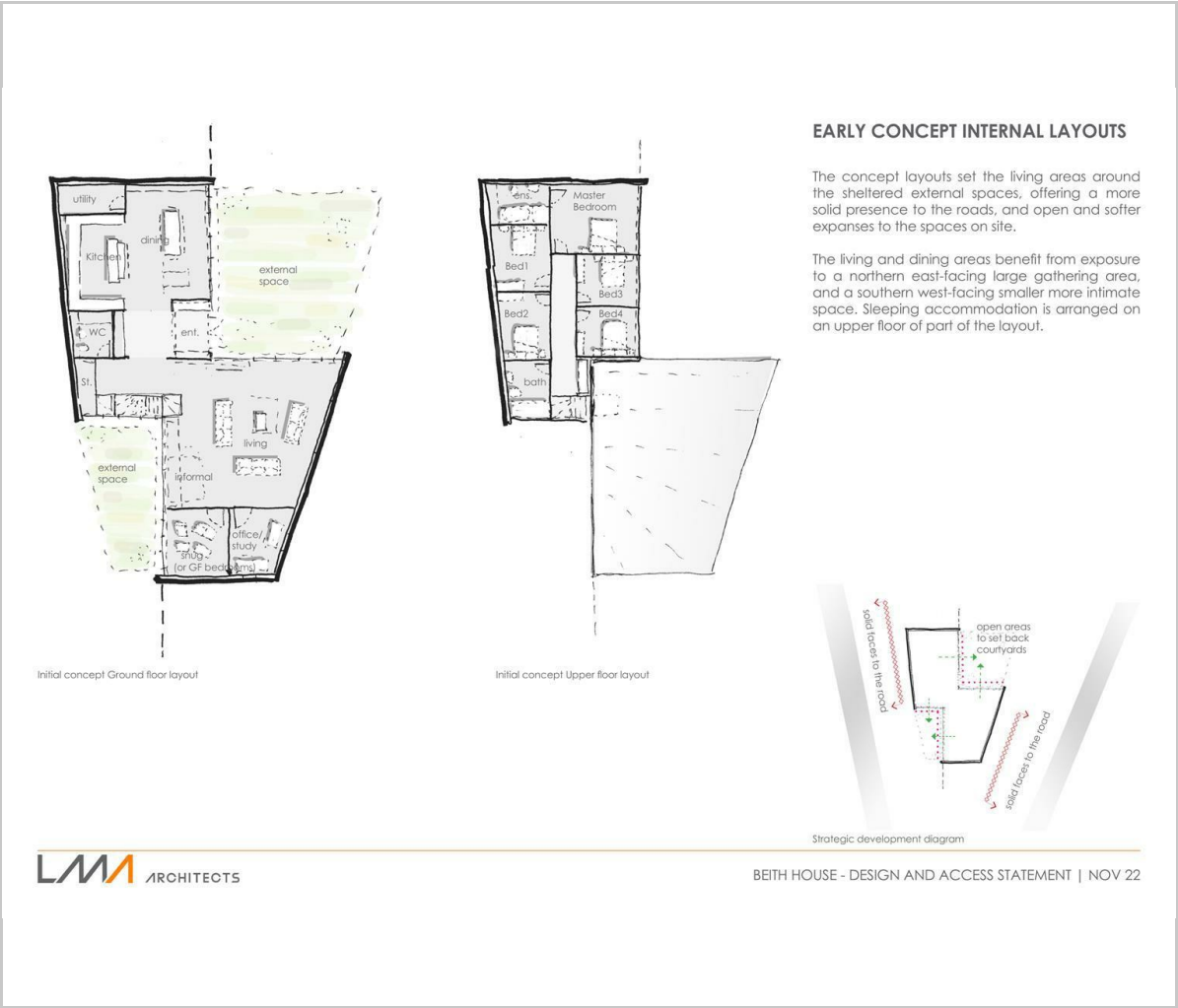
The northern belt of trees forms part of the Grange Hill Local Nature Conservation Site, the existing tree belt has been consistent on historic maps dating back to the 1800s. As such no development is proposed in this area, which remains unaffected by the proposals.

Access would be taken off Threepwood Road, the minor of the two bounding roads.

The design looks to respond to the unique geometry, layout and setting of the site, with a contemporary take on the surrounding individual villa and in line with the Single Houses in Rural Areas design guidance. The proposed house is developed to respond to the site and its context, and offer an 'object in the landscape' woodland home.



Floor Plan

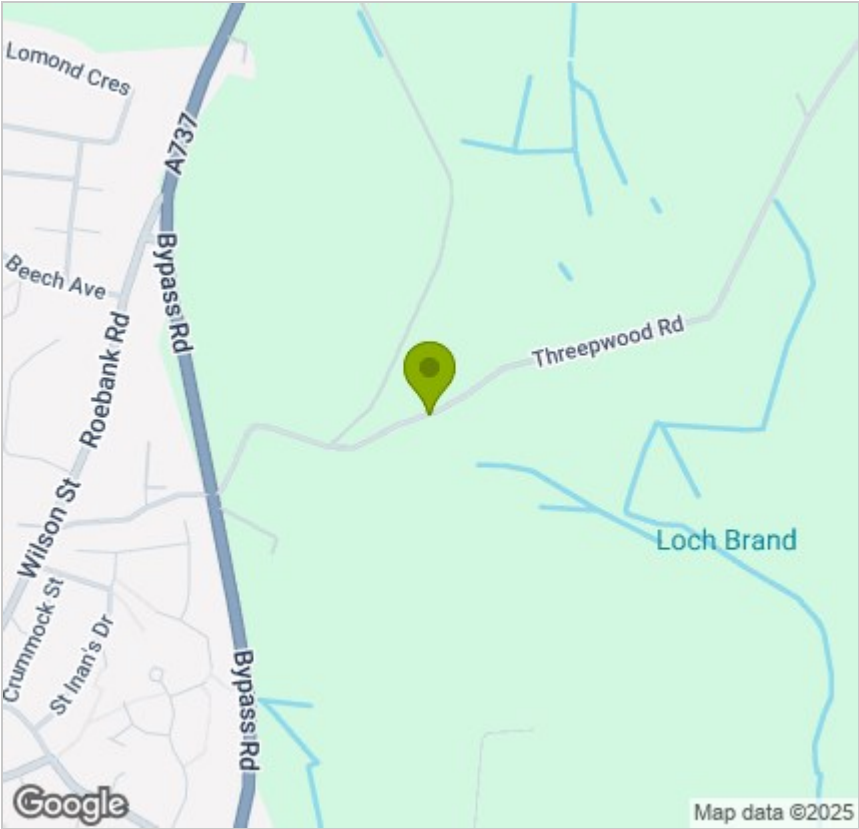


Viewing

Please contact our Montgreenan Property Group Office on 01292 435 601 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

