



156 Balchladich, Stoer, Assynt IV27 4JJ

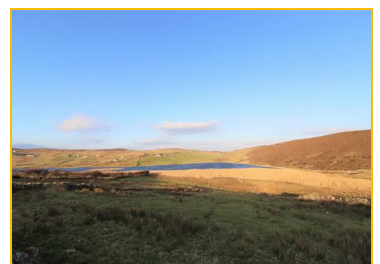
Tenanted Croft on the Outstandingly Beautiful Stoer Peninsula at Balchladich

2.45 Hectares or 6.05 Acres (approximately)

Views Over Loch na Claise

Planning In Principle for a House With Access and Drainage

Existing Stone Barn.



DESCRIPTION

Surrounded by the Assynt Hills, overlooking Loch na Claise in the crofting township of Balchladich, Croft 156 Stoer is a few hundred yards from Balchladich Bay where, on a clear day, the outer Hebrides are visible on the horizon.

Sitting in this outstanding location, Croft 156 (S0256) is a substantial 2.45 hectare tenanted croft which has planning in principle (22/03868/PIP) for a house with access and drainage, (granted in October 2022). The croft land, which has been used as rough grazing and can be used for any purpose within crofting regulations, sits above and below the road giving the purchaser the opportunity to build a croft house and croft the land in one of Scotland's most beautiful areas. There is an old stone byre on the croft.

LOCATION

Balchladich is a crofting township on the Stoer peninsula around 9 miles from Lochinver and 100 miles from Inverness. The area is known for its beautiful scenery, sandy beaches and abundant wildlife. There are many land and water based sports to enjoy in the area including good loch and sea fishing. Lochinver has shops, hotels & restaurants, a post office, a doctors surgery, a primary school, a petrol station and a leisure centre. A bus takes secondary school pupils to Ullapool where there are further services including a supermarket and swimming pool. Clachtoll (2 Miles) has Flossie's, a local store and Drumbeg, (7 miles) has a hotel and a local shop.

DIRECTIONS

From Inverness take the A9 road north to the Tore roundabout and take the second exit on to the A835. At the next roundabout, continue on the A835 road to Ullapool and continue north. Just before Lochinver, turn right along the single track road sign posted for Stoer. Turn left at Stoer Village Hall and left again where signposted to Balchladich. Continue for around 0.4 miles. Croft 156 is above and below the road just after a white house and the building plot is situated just before sign for Heatherbank (on the left). Please close any gates you open.

SERVICES

Services are believed to be close by.

VIEWING

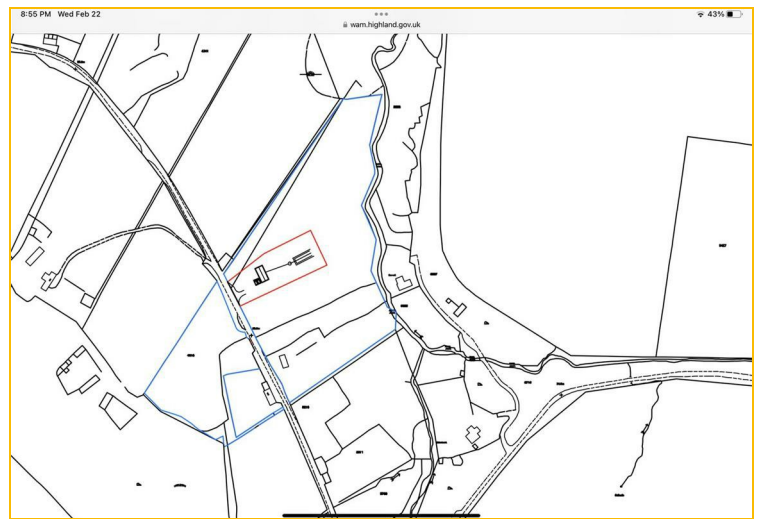
By visiting the site.

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HSPC REFERENCE

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The above particulars, although believed to be correct, are not guaranteed, and any measurements stated therein are approximate only. Purchasers should note that the Selling Agents have NOT tested any of the electrical items or mechanical equipment (e.g. oven, central heating system, etc.) included in the sale. Any photographs used are purely illustrative and may demonstrate only the surrounds. They are NOT therefore to be taken as indicative of the extent of the property, or that the photographs are taken from within the boundaries of the property, or what it included in the sale.

