



The Old Cottage
West Bennan, Shannochie
Isle of Arran
North Ayrshire, KA27 8SJ



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The Old
Cottage



Offering an exciting opportunity for those looking to live on the island full-time, acquire a holiday/second home, or a rental investment, this mid-terraced cottage accommodates two/three bedrooms, a living room, a breakfasting kitchen, a shower room, and a WC, plus a front patio/lawned garden and a private driveway. The home lies approximately four miles from Whiting Bay and is perfectly positioned to take advantage of a beautiful, scenic outlook with far-reaching views of the farmland and the water in the distance.

The front door opens directly into the kitchen, where an inviting impression is made with neutral décor and rich wood-styled flooring. Classically styled cabinets are accompanied by workspace and splashback tiling, as well as an integrated oven, hob, and extractor fan, with provision made for freestanding and undercounter appliances. Space is also provided for a bistro table and chairs – perfect for morning coffee, casual dining, and socialising while cooking. The kitchen further benefits from a large built-in cupboard and affords direct access to the living room.

Offering plenty of space for a choice of lounge furniture, the living room continues the attractive presentation of the kitchen with the same décor and flooring, and benefits from south-facing French doors capturing all-day sun and opening onto the front garden. A shower room completes the ground-floor accommodation and comprises a shower cubicle, a pedestal basin, and a WC.

Features

- Mid-terraced cottage on the Isle of Arran
- Breath-taking open views
- South-facing living room
- Breakfasting kitchen
- Two bedrooms (one with private balcony)
- Third bedroom/family room/home office
- Shower room and separate WC
- Landscaped front garden
- Private driveway
- OCH and DG





“The principal bedroom
boasts a private balcony with
breath-taking views”





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BEAUTIFUL
DAYS



On the first floor, a landing with a cloak cupboard and a WC leads to the bedrooms, with the principal boasting a private balcony with space for a small table and chairs and breath-taking views. The second bedroom is approached via a versatile space that could be used as a family room/home office area. The home is kept warm by an oil-fired central heating system and benefits from double-glazed windows.

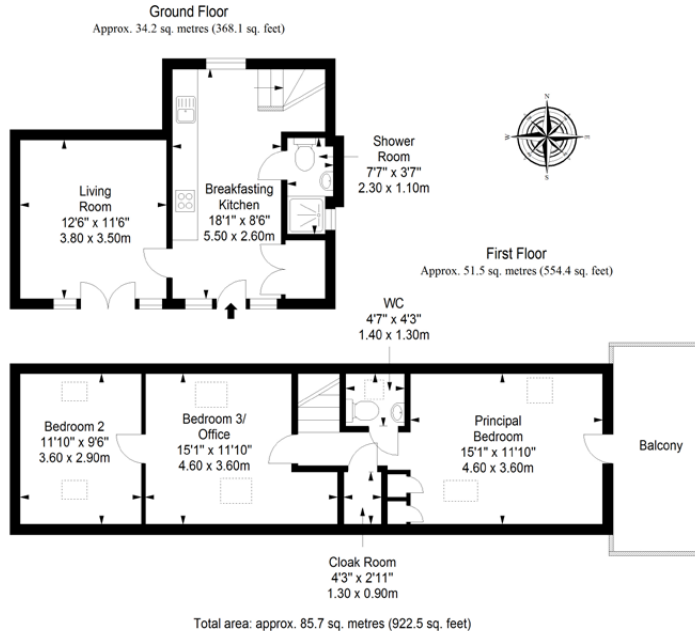
Externally, the front garden/patio area has been specifically designed to enjoy the home's wonderful views, and excellent off-road parking is provided by a private driveway.

Please note: some photos have been virtually furnished from actual photographs of the rooms.



'The Old Cottage' is located at the southerly end of Arran. This location has many attractive coastal and forestry walks and is a short distance from Kilmory beach. 'The Old Cottage' is only 4 miles from Whiting Bay with shops, pubs, restaurants and other amenities including a primary school, village hall, garage, golf course, bowling and putting greens. Four miles further on, is Lamlash with a secondary school, hospital, police, fire and coastguard stations and sheltered mooring facilities in Lamlash Bay. The main ferry port at Brodick (12 miles) has a selection of shops including leisure facilities at Auchrannie Hotel, including swimming pools, a sports hall and spa. There is also an 18-hole golf course, primary school, banks and hotels. Brodick Castle, a National Trust for Scotland property, sits 2 miles to the north and over looks Brodick Bay. Brodick is the port from which regular sailings throughout the day, serviced by Caledonian MacBrayne, lead to the mainland at Ardrossan. Commuters and travellers now benefit from Road Equivalent Tarrif (RET) ferry fares, which are substantially lower than before. Ardrossan has a main line rail station, with trains to Glasgow that connect with the ferry times, and is approximately 30 miles from Glasgow City Centre. Prestwick International Airport is 16 miles to the south of Ardrossan, with Glasgow International Airport 24 miles east of Ardrossan. Other interesting places on the island include the brewery at Claddach, the distillery at Lochranza and Arran Provisions factory in Lamlash. Also at Claddach, is Arran Aromatics soap, candle and perfume factory. A short drive away is Lagg Distillery, which offers facilities and visitor amenities. Arran offers some of the most spectacular hill-walking opportunities in Scotland and its seven golf courses ensure that tourists and locals alike are well provided for. For those with an interest in horses, there is an equestrian centre at Blackwaterfoot, on the west coast of the island. A sailing club can also be found in Lamlash. The island offers, by prior arrangement, opportunities to shoot pheasant, stalk red deer, as well as some very good fresh water and sea fishing.

Floorplan



Price & Viewings

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www.watermans.co.uk

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EPC Rating - C | Council tax band - B | Home report Value - £220,000

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