

1 Altbeg Cottage

Corriegills, Brodick, Isle of Arran, North Ayrshire, KA27 8BL



westcoast@watermans.co.uk | www.watermans.co.uk
01770 461682

Welcome

to 1 Altbeg Cottage

Overview

Nestled in the picturesque and rural setting of Corriegills, this charming & contemporary 2-bedroom semi-detached villa offers breathtaking views across open fields to the sea beyond. Built in 1980, this property is an ideal choice for those seeking a tranquil second home or a comfortable downsizing opportunity. With significant potential for extension, subject to planning permission, 1 Altbeg Cottage presents an excellent investment.

Conveniently located approximately 1 mile from the main road on the outskirts of Brodick, the property provides access to an array of stunning countryside walks. Perfectly located to access scenic paths/track to Dhunan and onwards to Dunfion, this property is suited for dog owners and those who enjoy peaceful outdoor adventures.

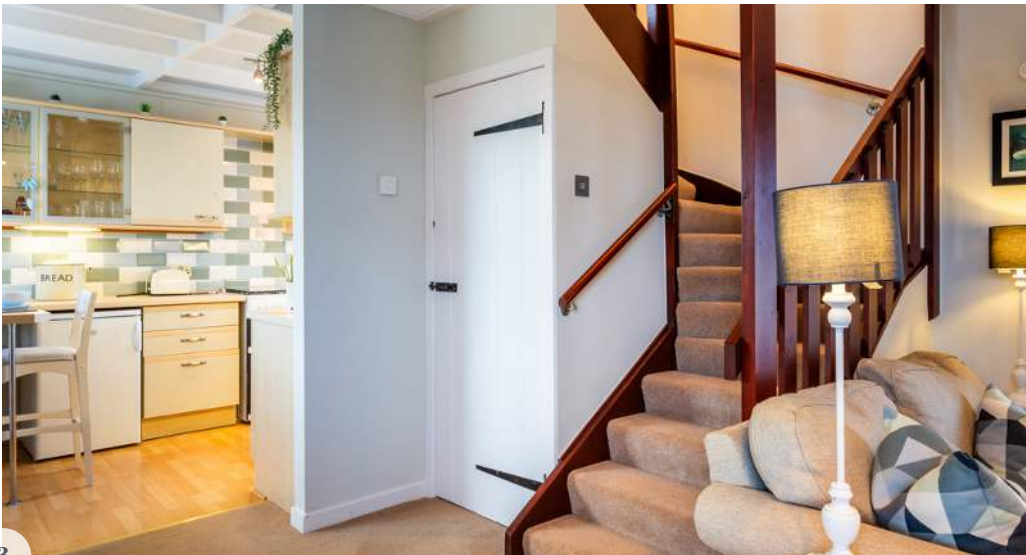
Accommodation Features

- Two-bedroom semi-detached villa
- Entrance vestibule - ideal for storing jackets & outdoor gear
- Sociable open plan kitchen / dining / living area
- Cosy atmosphere with log burning stove and added sunroom to enjoy views of the forestry & rear garden
- Well equipped kitchen with handy breakfast bar
- Two double bedrooms & bathroom with scenic views
- Rear garden with elevated decking area
- Private driveway with additional parking to front aspect of property (opportunity to extend driveway sideways STPP)
- Attached single garage with potential to expand into space STPP





Open Plan Living



Welcomed from the vestibule, the open-plan living area is both cosy and functional. The log-burning stove adds warmth to the space, while the open kitchen doorway creates a seamless flow for everyday living and entertaining. A glass door at the end of the lounge floods the room with light and leads into the bright sunroom, offering peaceful views into the back garden. Neatly tucked under the stairs, you'll find a practical cupboard housing the washer/dryer and boiler.

The Kitchen

The kitchen space features wood-effect base and wall units, laminate flooring, and a 1½ bowl granite-effect sink. Exposed beam ceilings add a touch of character, while windows at both the front and rear bring in plenty of natural light. The worktop extends into a breakfast bar area with raised seating, ideal for informal dining.

It is also worth noting that furnishings and white goods are available by way of separate negotiation.





Double Bedrooms & Bathroom

On the first floor there are two double bedrooms, each with exposed beams, and windows which look out towards Brodick Bay. Both rooms are full of character, featuring ledged and braced doors, and offer space for free-standing wardrobes. The central bathroom, positioned between the rooms at the top of the stairs, is brightened by natural light from a Velux window. The textured mismatched tiles add a form of contrast against the white walls and bathroom fittings.





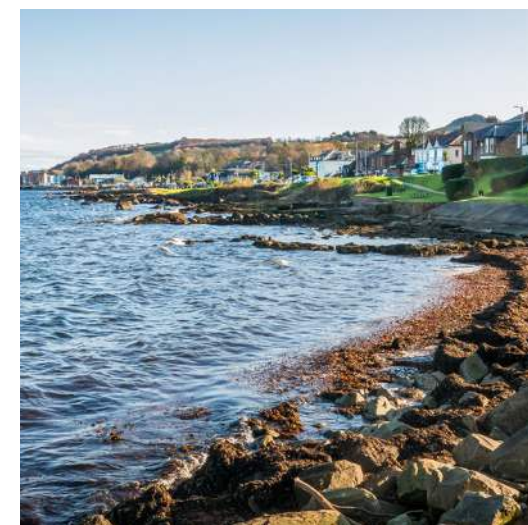
Property Location

Altbeg Cottage is situated about a mile from the main road on the outskirts of Brodick on the beautiful Isle of Arran. The Isle of Arran (aka "Scotland in Miniature") has everything to offer – a welcoming community, forest trails and mountain peaks, sheltered beaches, and a vast range of local heritage, crafts and produce.

Brodick, Arran's capital, has two Co-op supermarkets, a great selection of individual shops, restaurants, cafés and a full range of services including a primary school, nursery, library and medical centre.

Brodick hosts the island's main ferry terminal from which there are regular sailings throughout the day, serviced by Caledonian MacBrayne, to the mainland at Ardrossan and Troon. Commuters and travellers now benefit from Road Equivalent Tariff (RET) ferry fares. There is a train station in Troon and a bus service from the station to the port. There is also a shuttle bus between Ardrossan port and Troon port. The port of Ardrossan has a mainline rail station, with direct 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.

The village of Lamlash, only a short drive from Brodick, is home to the Island's High School and hospital. It also offers a range of shops, restaurants and cafés. A frequent bus service runs around and across the island and, at Lochranza, there is a ferry terminal that allows quick access to the stunning West of Scotland via Claonaig. Kintyre here we come!

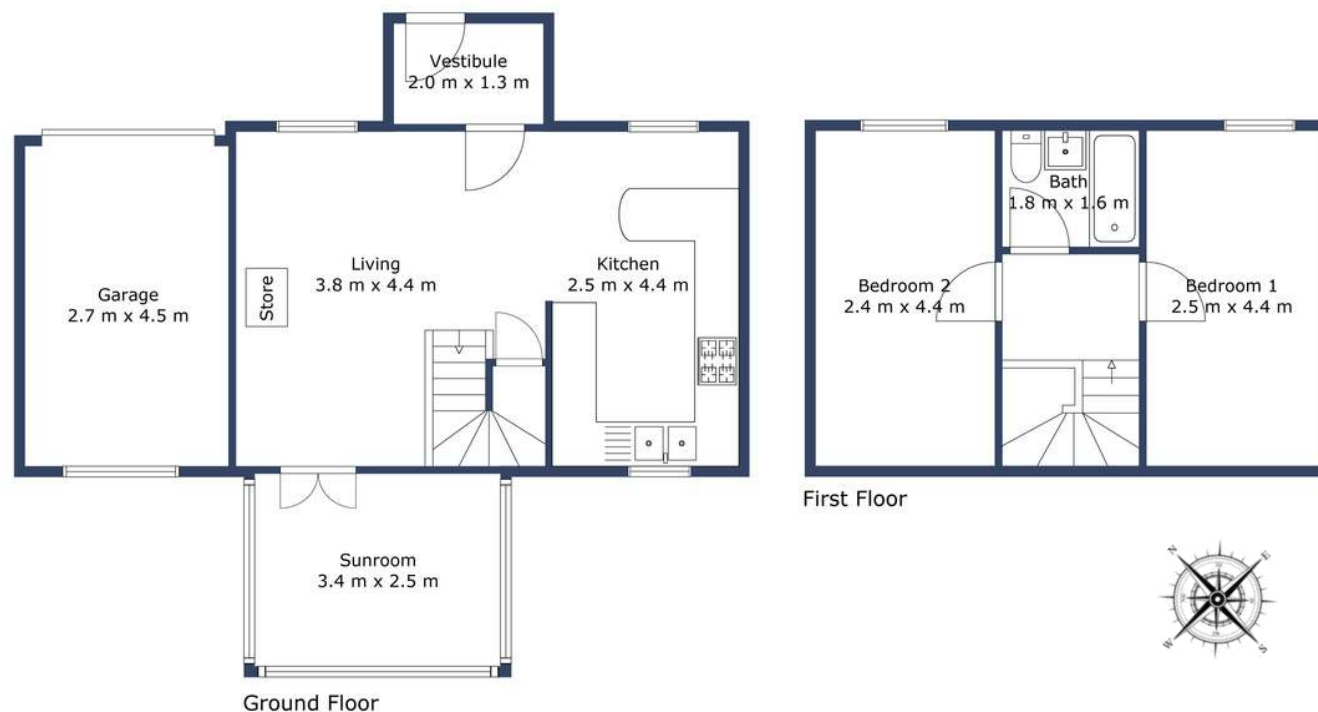


Directions: From Brodick Pier, turn left and continue uphill for approximately 1/4 mile. Take the left turn onto the road leading to Corriegills. Travel for about one mile to the heart of Corriegills, where Altbeg Cottage No. 1 is situated on the right-hand side with a yellow front door.

An aerial photograph of a rural landscape. In the foreground, a cluster of white buildings with dark blue roofs, identified as Altbeg Cottage No. 1, is situated. The buildings have multiple gables and some have extensions. A blue car is parked on a paved area near the cottages. To the left of the cottages, there is a large pile of rubble or construction material, a small greenhouse, and a wooden shed. A dirt road or path curves through the fields. In the background, a large body of water (Loch Corriegill) is visible, followed by a range of mountains under a clear blue sky. A location marker consisting of a blue line with a circle at the end points to one of the cottages. Above the marker is a white box with a blue diamond pattern and the text '1 Altbeg Cottage'.

1 Altbeg Cottage

Floor Plan



Property

1 Altbeg Cottage

Location Address

Corriegills, Brodick, Isle of Arran,
North Ayrshire, KA27 8BL

Approximate Total Area

91 m²
(Ground Floor: 58m² | First Floor: 33m²)

The floorplan is for illustrative purposes. All measurements are highly reliable but not guaranteed.

If you are visiting the Isle of Arran to view this property, the Glenisle Hotel in Lamlash has an exclusive offer for Watermans' clients.

Call the hotel on 01770 600559, using the code **WATERMANSGLLEN20** to enjoy a **20% discount** on both accommodation and dining. The code also applies to non-residents for coffee/lunch/dinner - just quote **WATERMANSGLLEN20** when booking your table or requesting the bill.

Council Tax Band - C

Value - TBC



Watermans



Price & Viewings

Please refer to our website www.watermans.co.uk or call us on **01770 461682**

Visit us at

Glasgow - 193 Bath Street, Glasgow, G2 4HU

Edinburgh - 5-10 Dock Place, Leith, EH6 6LU



zoopla

espc

rightmove

This document is for informational purposes only and does not form part of any offer or contract. While the details provided are believed to be accurate, no guarantees are made regarding their correctness. Some of the images included may be virtually staged or digitally enhanced and do not represent the actual furnishings or condition of the property. Prospective buyers should verify the accuracy of the information through inspection or other means. Interested parties are strongly encouraged to notify their solicitor as soon as possible to ensure they are informed should an early closing date for offers be established.