



Offers in the region of £35,000 per site

2 Sites at Northcliffe
Stronsay, KW17 2AR

Harcus.



There has previously been planning consent granted for two 3-bed bungalows to be erected plus parking spaces. (Planning ref: 18/038/PIP on the Orkney Islands Council website).

Electricity and water supplies are on site.

The plots are situated behind the village street making a secluded location but within easy walking distance of the shop, ferry, cafe and hotel.

The tried and tested practice on the Orkney isles for building is to buy a house kit and have it erected by the supplier or the local island contractor (who can also do all the ground works).

The price for both sites can be negotiated if a single larger property would be more suitable.

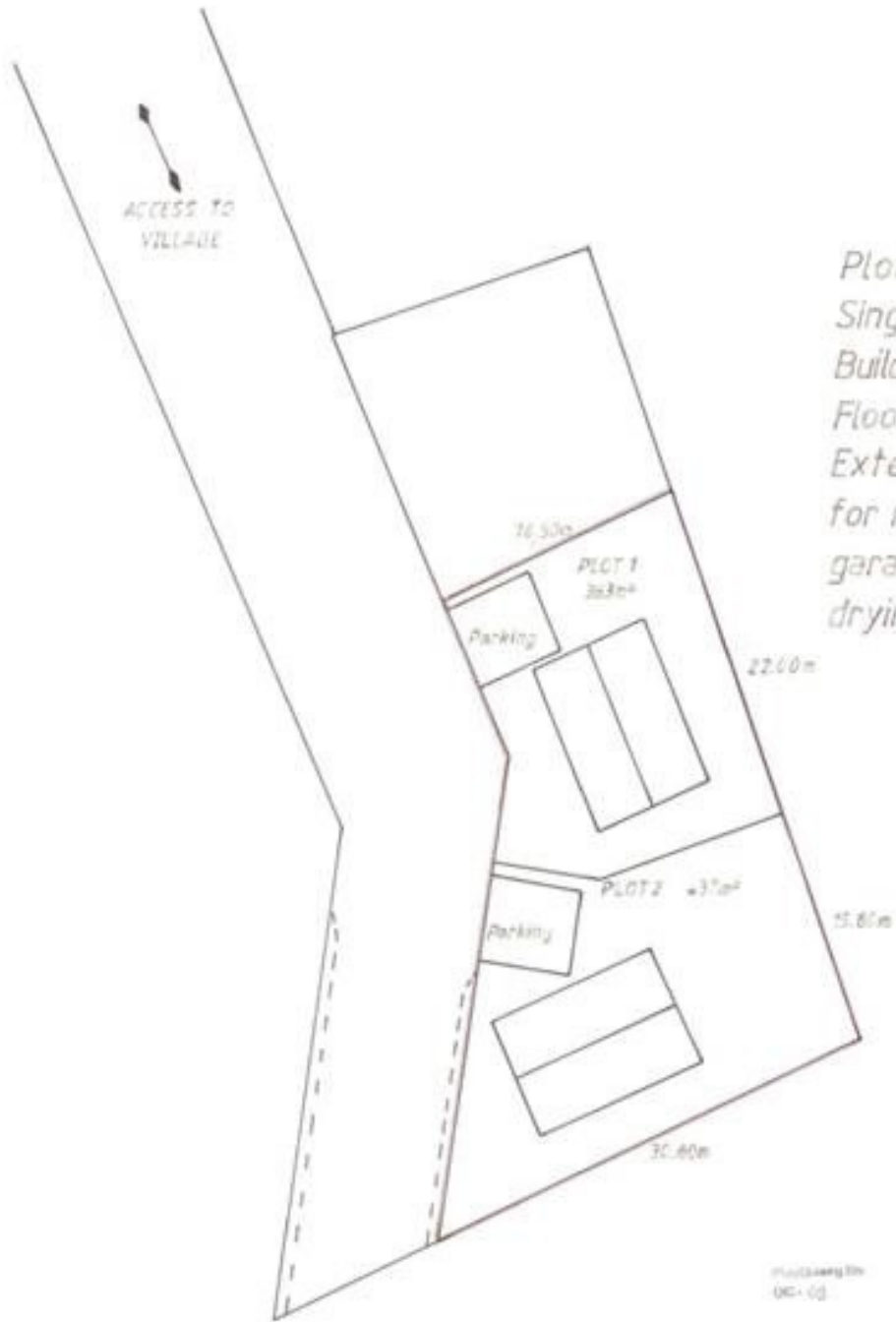




ACCESS TO VILLAGE

*Plot 2:
Single storey development, 437sqm
Building to be 2-3 bedrooms
Floor area maximum 95sqm
External area to provide parking
for minimum 2 vehicles, potential
garage, sewage treatment plant &
drying area*

*Plot 1:
Single storey development, 363sqm
Building to be 2-3 bedrooms
Floor area maximum 85sqm
External area to provide parking
for minimum 2 vehicles, sewage
treatment plant & drying area*





Stronsay has miles of coastline, dramatic seascapes and landscapes and tranquil beaches to enjoy. Connected to the Orkney mainland by scheduled ferry and air services. Amenities on the island include primary and junior secondary schools, post office, healthy living centre and general stores. For more information about Stronsay go to visitstronsay.com.

Services – Mains services, Private septic tank

Council Tax

This may be assessed when the property is sold.

Energy Performance Rating

This will be assessed when the property is complete

Entry

By arrangement.

Price

Offers in the region of £35,000 per site

Interested parties

Please note your interest to Marcus Law.

Offers

Written offers should be submitted to Marcus Law

Arrange a viewing


Contact us


Harcus Law
13 Bridge Street Kirkwall, Orkney
KW15 1HR

Opening hours:

Monday to Friday 09:00 - 17:00

Closed for an hour 13:00 - 14:00

 **01856 877 866**

 **enquiries@harcuslaw.co.uk**

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