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TOBARORAN HOUSE

SCALASAIG, ISLE OF COLONSAY, PA61 7YW

 4 BED  3 BATH  2 PUBLIC



TAKE A LOOK INSIDE

Tobaroran House is an impressive 4 bedroom detached property benefitting from superb sea views towards the Islands of Jura and Islay.

The property, which was constructed around 1908, has a large, attractive walled garden surrounded by a dry stone wall and driveway parking.

The property has double glazing throughout, electric heating and a communal septic tank which is shared with one other property.

KEY FEATURES



Well-presented 4 bed detached period house.



Four double bedrooms.



Large private garden.



Driveway parking.



Stunning sea views from most of the rooms.



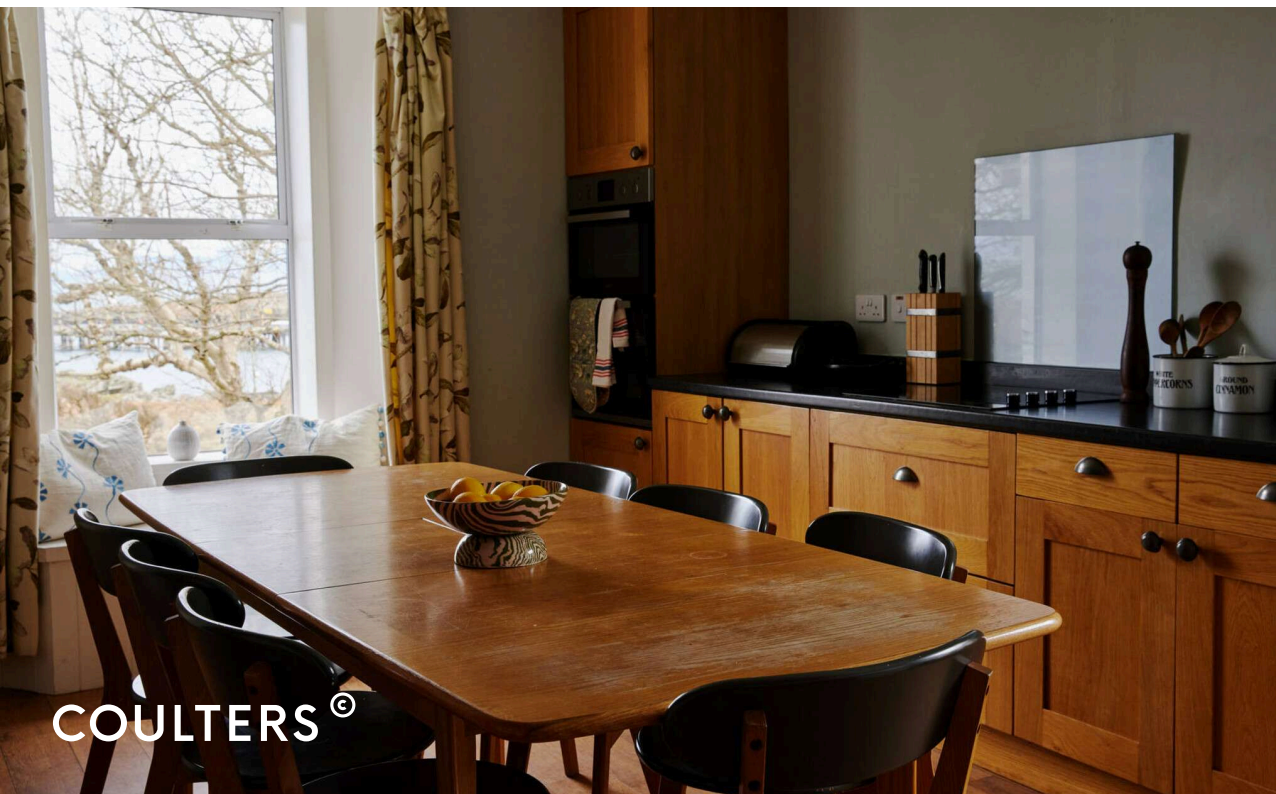
Close to the Ferry port and local amenities.

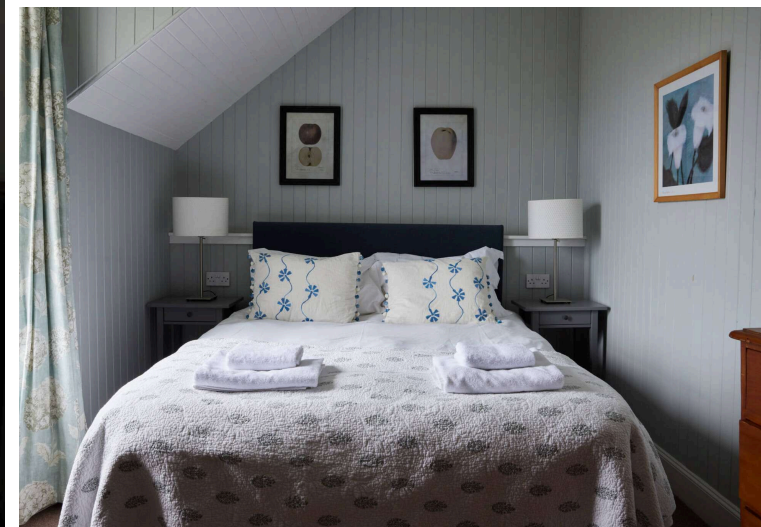


EPC Rating - G



Council Tax Band - E





Internally, the property offers well-presented accommodation set over two floors. On the ground floor it comprises - entrance porch; hallway; kitchen/dining room with views to the harbour; sitting room with open fire and back boiler; utility room; two shower rooms and double bedroom 4.

On the first floor - 3 double bedrooms and a bathroom.

At present, Tobaroran forms part of Colonsay Estate's holiday letting portfolio. Colonsay Estate are potentially able to offer holiday letting management services if required for future owners of this property.



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THE LOCAL AREA

The picturesque and historic Island of Colonsay is located on the west coast of Scotland, roughly 20 miles from the mainland. Forming part of the Southern Hebrides, the Island can be reached from Oban by a regular ferry service or by plane from Oban Airport.

The hamlet of Scalasaig is located on the eastern side of the island and a short walk or drive from the harbour, ferry terminal, shop, post office, doctors surgery, pantry, church and hotel.

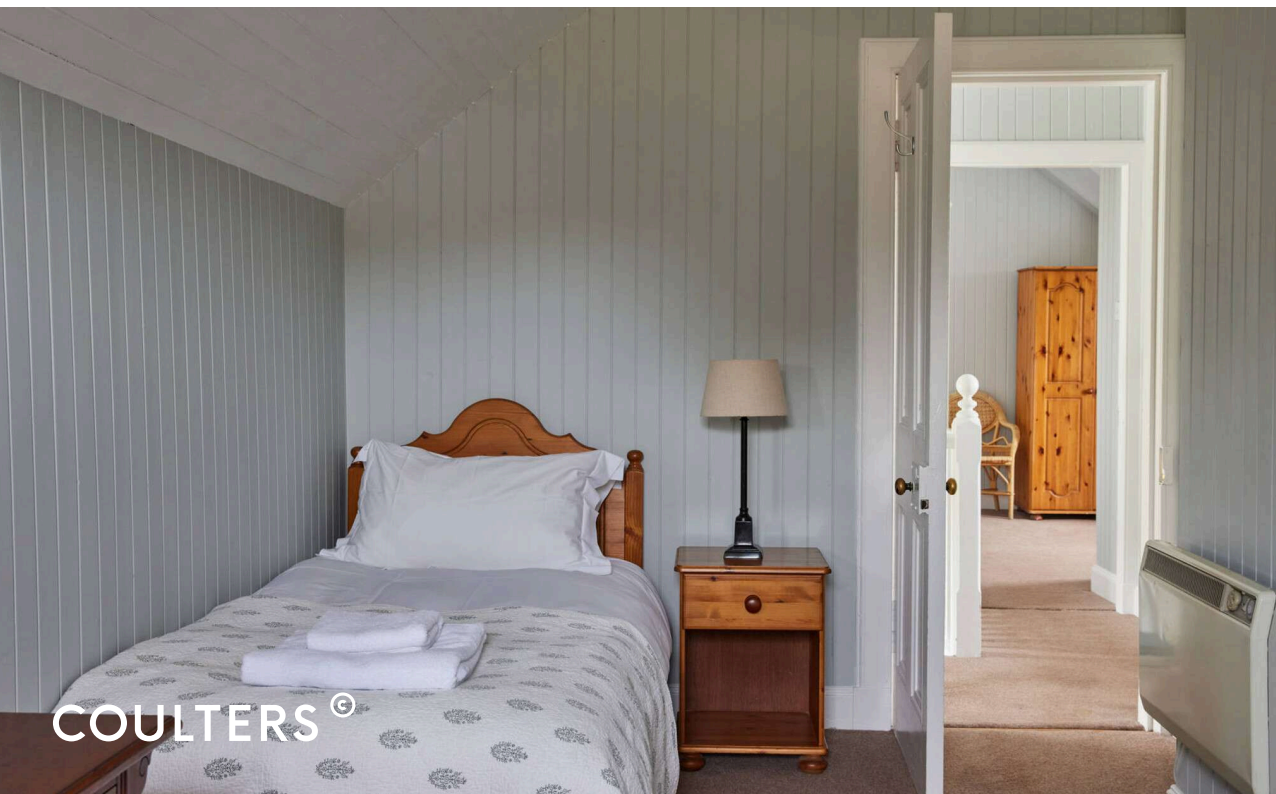
Colonsay offers a range of activities, especially for outdoors and wildlife enthusiasts of all ages. There is a challenging 18 hole golf course, many of the most wonderful beaches in Scotland with a chance to spot otters and seals, coastal walks to challenge young and old, excellent fly fishing for the native, wild brown trout on the Islands Lochs and dramatic cliffs, home to thousands of nesting guillemots, terns and seagulls.

The neighbouring Island of Oransay is connected to Colonsay by a mile-wide tidal causeway and is home to an historic Priory.

EXTRAS

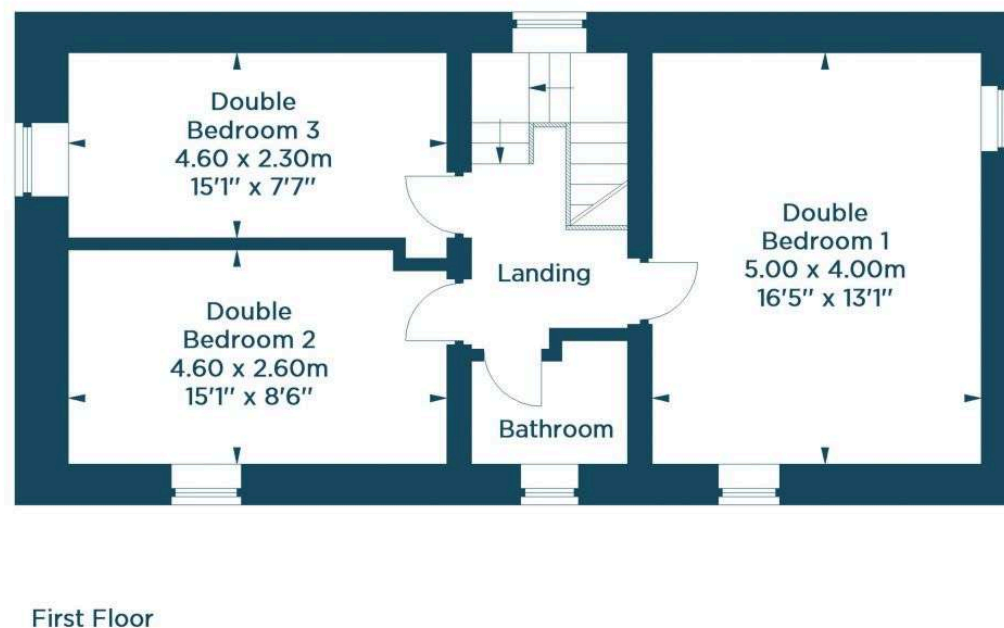
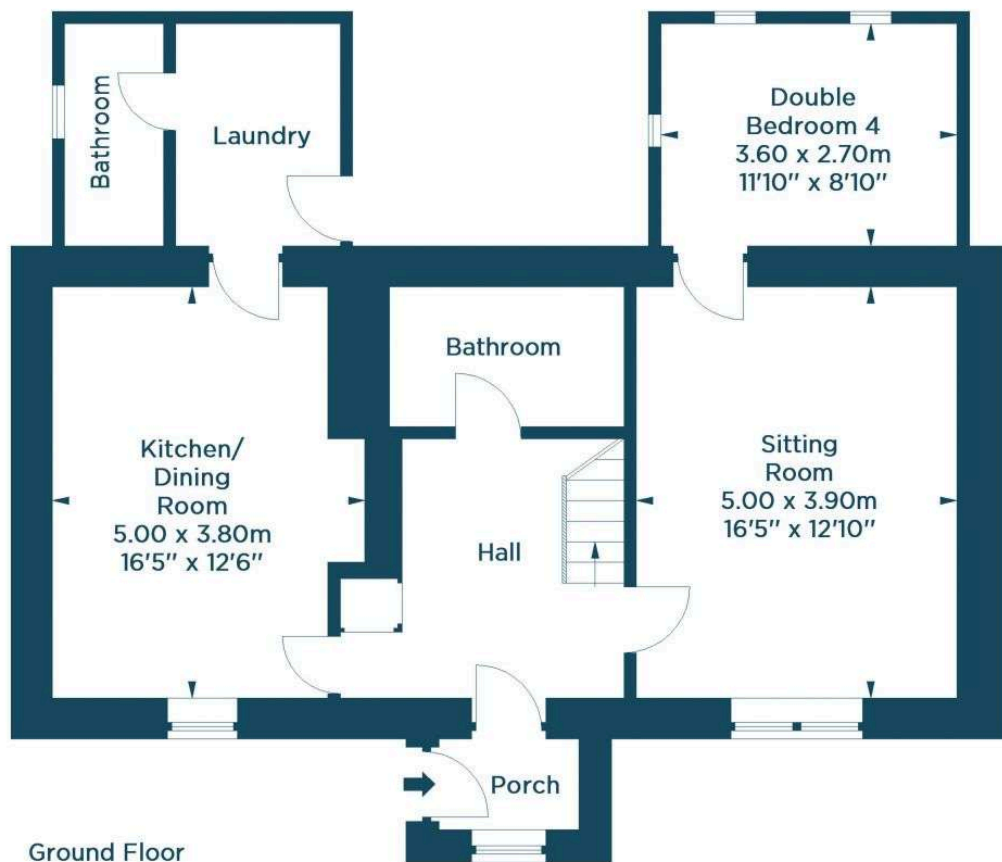
The fitted carpets, curtains, light fittings and kitchen appliances are included in the sale. All of the furniture (excluding the wall pictures) is available by separate negotiation.

HOME REPORT VALUATION: £390,000



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Approx. Gross Internal Area
135.54 Sq M - 1459 Sq Ft
For identification only. Not to scale.



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LEGAL NOTE

From 1 February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "interlinked-system"). No warranty is given that any interlinked system has been installed in this property and interested parties should make their own enquiries.

All systems and appliances in the property are sold as seen and no warranties will be given.