



Goatfell Cottage,
High Corrie,
Isle of Arran,
Isle of Arran
KA27 8JB



Arran
ESTATE AGENTS 
ISLAND OWNED & RUN SINCE 1990

2 bedroom
traditional stone cottage
located in
the charming clachan of
High Corrie



Nestled in the picturesque coastal clachan of High Corrie, Goatfell Cottage is a delightful detached stone-built property which beautifully combines historic charm with rustic living. This B Listed cottage boasts a cosy lounge with open fireplace, a traditional style cottage kitchen/dining room, two bedrooms and spacious bathroom with a neat utility corner, making it an ideal retreat for those seeking a tranquil lifestyle.

Goatfell Cottage exudes character and is bursting with personality. The cottage has undergone thoughtful upgrades that enhance its original features while ensuring a comfortable living experience. The tasteful changes have been carried out with care, preserving the unique essence of this historic home.

One of the standout features of Goatfell Cottage is the stunning setting, which offer a glimpse of the natural beauty that surrounds this desirable conservation area. The property is situated in a serene location, allowing residents to enjoy the peaceful atmosphere of village life while being just a stone's throw away from the breath-taking coastline.

This charming cottage is not only a home but also a piece of history, making it a rare find for those who appreciate character and heritage. High Corrie has long been favoured by artists and creatives including Joan Eardley, Margot Sandeman and Robert McLellan and this cottage was most recently owned by an acclaimed stain glass craftsman.

THE CLACHAN OF HIGH CORRIE

Access is by the narrow track which leads from the public road up to this settlement with its apparently random cluster of homes built around the small mountain burn.

Dating from the beginning of the 19th century, most of the cottages are in the conservation area of High Corrie, including Goatfell Cottage, are 'B' listed by Historic Scotland as being of special architectural interest. Further information on this can be accessed on the Historic Scotland website at <https://portal.historicenvironment.scot/>

GOATFELL COTTAGE

Goatfell Cottage is an utterly charming, traditional, semi-detached cottage situated in an elevated position, within the desirable clachan of High Corrie which enjoys spectacular views over the Firth of Clyde to the Cumbraes and Ayrshire Coast.

This stone built property retains the original the ceiling beams, fireplaces, windows and now enjoys some charming additions by a previous owner, a stain glass craftsman. Sections of this quirky home have been upgraded in a sympathetic and loving manner; however, the true character of this cottage is preserved.

ENTRANCE HALL

3'2" x 9'11"

The hallway, with additional storage cupboard, leads through to all accommodation.

LOUNGE

8'8" x 16'2"

With a wonderful open fire and original fire surround, the room enjoys dual aspect windows and a truly cosy vibe.

KITCHEN

8'8" x 16'2"

A vintage Scottish kitchen which is full of original features with handmade timber base units and tiled worksurface. The kitchen also enjoys a lovely traditional stove for additional heat.

REAR CLOAKROOM

5'0" x 7'3"

At the rear of the hallway there is a door out to the garden and a handy space for cloaks and wet weather gear.

BATHROOM

7'11" x 7'8"

A stunning stain glass door opens into the family bathroom, with a white suite and electric shower over bath. The room features a handy utility corner plumbed for a washing machine.

BEDROOM ONE

11'3" x 13'8"

An attic style double bedroom with roof window.

BEDROOM TWO

7'3" x 13'6"

A second, smaller, attic bedroom with roof window.

Services

The property is connected to mains electricity and water, drainage is to a septic tank located within the grounds.

Heating and hot water are supplied by the electric boiler with radiators in each room, with thermostat to control, and this is supplemented by the open fire in the lounge and a stove in the kitchen.

Garden

Goatfell Cottage garden is slightly sloping and open to the hillside, mostly laid to lawn and planted with shrubs.

There is no dedicated parking for the cottage, however there is ample room to accommodate a vehicle.

Council tax

The property is rated A band paying £1221.12 in 2025 / 2026



Floor plan

Floor plan is not to scale and is to be used for guidance only. Room sizes are approximate.

A little more information

High Corrie is a unique settlement nestling in the hills over the village of Corrie and access is by a tarmac track road. The picturesque village of Corrie is located on the East coast of Arran.

The well used village hall hosts many events throughout the year, there is also a wonderful hotel with village pub, and a very popular seafood delicatessen, Mara.

There is primary school with early years classes, high school being located in Lamlash to which pupils are conveyed daily by bus. The neighbouring village of Sannox is a mile towards the north and is home to one of Arran's seven golf clubs. Brodick is located 6 miles to the south.

The Isle of Arran is a place where you can find a little bit of everything you could ever want from a Scottish island; an ever-changing coastline, dramatic mountain peaks, sheltered beaches, verdant forests, great cultural festivals and a wealth of tasty local produce.

Cal Mac travel details

If you intend to travel to Arran from the mainland and want to bring your own transport please contact Caledonian MacBrayne to reserve the car and check that the ferry is sailing to timetable on the day of travel.

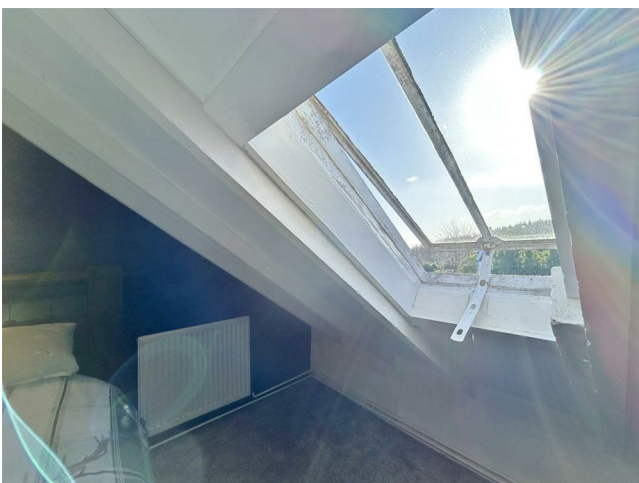
Caledonian MacBrayne Tel: 01770 460 361 www.calmac.co.uk

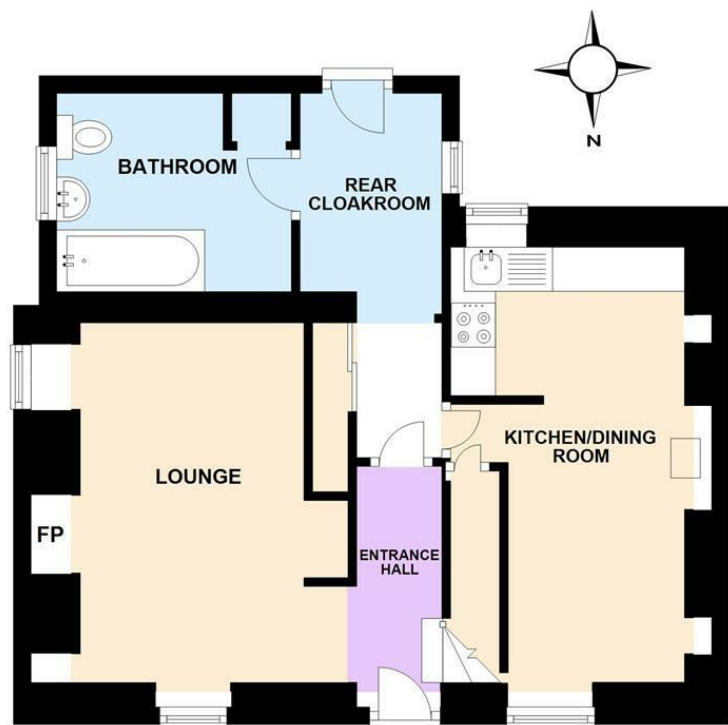
Planning

Goatfell Cottage owners previously applied for planning, which has now lapsed, details can be found in the link:

Planning permission 22/00837/PP | Erection of extension to side and deck to rear of cottage | Goatfell Cottage Corrie Brodick Ayrshire KA27 8JB and listed building consent 22/00843/LBC | Erection of extension to side and deck to rear of cottage including internal alterations | Goatfell Cottage Corrie Brodick Ayrshire KA27 8JB, both were issued on 16/12/22 and so expired after three years on 16/12/25.

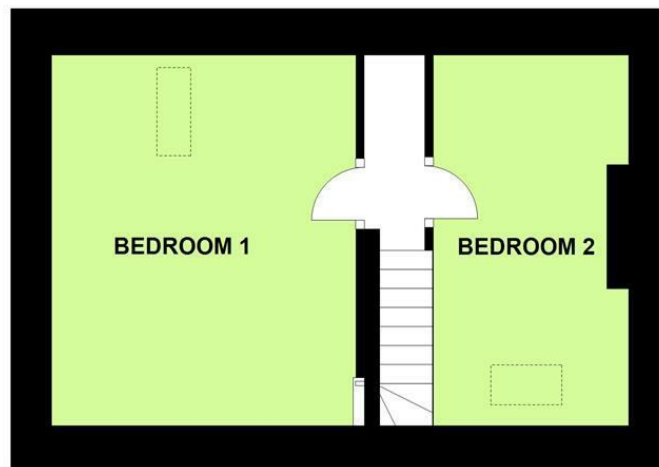
Any enquiries with regard to planning permission should be directed to North Ayrshire Council planning department on 01294 324319 or online at www.north-ayrshire.gov.uk





GOATFELL COTTAGE

GOATFELL COTTAGE UPPER FLOOR



TOTAL AREA: APPROX. 83.1 SQ. METRES (894.5 SQ. FEET)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G	13	40
Not energy efficient - higher running costs		
Scotland		
EU Directive 2002/91/EC		

DIRECTIONS

From Brodick Pier turn right and proceed through the village taking the coast road north for the 5 miles to Corrie. On passing the first house turn sharp left up the Goatfell track to High Corrie, passing Sea View Cottage on the right, cross the burn and turn left Goatfell cottage is the second cottage on the left-hand side.

CONTACT

Invercloy House Brodick
Isle of Arran
North Ayrshire
KA27 8AJ

E: sales@arranestateagents.co.uk
T: 01770 302310
www.arranestateagents.co.uk