



RESIDENTIAL PLOT, GLENTURRET, CRIEFF, PH7 4HA

IrvingGeddes
W.S. • Solicitors • Estate Agents

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Description

Irving Geddes are delighted to offer for sale this stunning residential plot at Barvick, straddling the Turret Burn two miles from Crieff. The plot extends to approx. 4 acres of pasture/woodland on both banks of the burn. Benefitting from detailed planning permission for a new property, a unique opportunity to build a private home in a most peaceful, riverside setting, only a 5min drive/30min walk into Strathearn's principal town.

The plot straddles the Turret Burn, with land on both banks. The site made up of open grass pasture and mature woodland, both broadleaf & coniferous. The original scheme was designed by local practice, The Denholm Partnership. The purchaser is free to build to that consent or bring forward an alternative design, subject to the planning process.

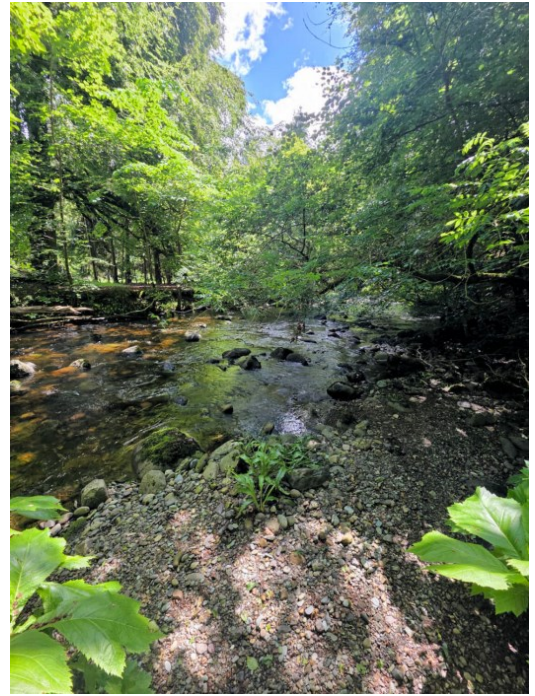
Planning

The site was previously part of a single larger holding, now divided into two titles, and is offered as an individual plot with no existing buildings. Access is via a private driveway from the public road, entered between a pair of stone gate pillars. The permission is available to view online on the council planning portal, quoting reference 21/00993/FLL. Interested parties are encouraged to review the consent and satisfy themselves as to any terms. conditions before proceeding.

Location

Barvick sits just north of Crieff, Perthshire's "Gateway to the Highlands", with the town's shops, cafés, restaurants, supermarkets & cottage hospital only 2 miles away. The Glenturret Distillery, Scotland's oldest, & the wider Glenturret Liqueur estate are close neighbours, along with Crieff Hydro Spa Hotel and its leisure facilities. For schooling, there is a new community hub with both primary & secondary schools, with Morrison's Academy and Ardveck School offer independent options in Crieff itself, with Glenalmond College and Craigclowan within an easy commute.







Services & Additional Information

Services: mains water and mains electricity in the vicinity, private sewerage.
Servitude rights, burdens & wayleaves may apply — full title details available from the selling agents.
The site plan is indicative only; boundaries should be verified by inspection & against the Title Deeds.
Viewings strictly by appointment.

Key Features

Approx. 4 acre plot straddling the Turret Burn, with frontage on both banks
A mix of open grass pasture and mature woodland, both broadleaf & coniferous
Benefits from detailed planning permission for a new dwellinghouse
Private driveway access flanked by stone gate pillars
Two miles from Crieff, with easy reach of Perth, Edinburgh and Glasgow

These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate only.



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