



**CARRAIG FHADA FARMHOUSE**  
**ISLE OF ISLAY, PA42 7AX**

**OFFERS IN THE REGION OF £530,000**

Stewart Balfour and Sutherland are delighted to bring to the market this truly spectacular home which is located in one of the most iconic spots on Islay. With outstanding views, sheltered sandy beaches and plenty of outside space, this fully refurbished home has to be viewed to fully appreciate what's on offer. CALL NOW TO ARRANGE YOUR VIEWING.

**Stewart Balfour & Sutherland**  
SBS Cameron Macaulay  
SBS Edingtons WS  
SBS Property Shop

# CARRAIG FHADA FARMHOUSE

- Sought-after Isle of Islay • Amazing panoramic views • Sheltered sandy beaches nearby • Refurbished from shell • Large barn • Shared private borehole water • Easily maintained gardens • Viewing highly recommended

Nestled in the picturesque location of The Oa on the enchanting Isle of Islay, this remarkable house presents a unique opportunity for those seeking a tranquil retreat in one of Scotland's most sought-after destinations. Islay, renowned for its stunning landscapes and rich whisky heritage, offers a lifestyle that is both serene and vibrant, making it a perfect haven for nature lovers and those looking to escape the hustle and bustle of city life.

The property boasts breathtaking views that capture the essence of Islay's natural beauty, with rolling hills and the sparkling sea creating a picturesque backdrop. The nearby sheltered sandy beaches invite leisurely strolls and moments of reflection, allowing residents to fully immerse themselves in the island's charm.

Having undergone a comprehensive refurbishment, the house which had been taken back to a shell, now provides a simple canvas for the new owner to move into their dream home. This meticulous renovation ensures that the property is ready for modern living while retaining its character and charm.

The stunning interior offers an uncomplicated and bright layout where every room has its purpose and the arrangement of rooms all boast truly outstanding views. The accommodation briefly comprises of a large and welcoming kitchen / dining room which in turn leads through to a very useful utility room and ground floor WC. The living room is a spectacular space with windows and doors to three different aspects affording both lovely view and good natural light and there is ample space for a wide range of freestanding furniture.

Stairs rise gently to the first floor landing which again is bright and generously proportioned and provides access to three large double bedroom, master of which boasts a lovely en-suite whilst a well appointed shower room serves the others.

At the rear of the property, a large barn presents exciting possibilities. Whether a workshop, artists studio or even demolishing it to enhance your garden, the choice is yours. This flexibility adds to the appeal of the property, allowing for personalisation to suit your lifestyle.

The gardens, easily maintained, offer delightful outdoor spaces to enjoy. With areas at the front, side, and rear, you can bask in the sun, host gatherings, or simply unwind in the tranquillity of your surroundings. Additionally, the property benefits from a good shared private water supply sourced from a borehole, ensuring convenience and sustainability.

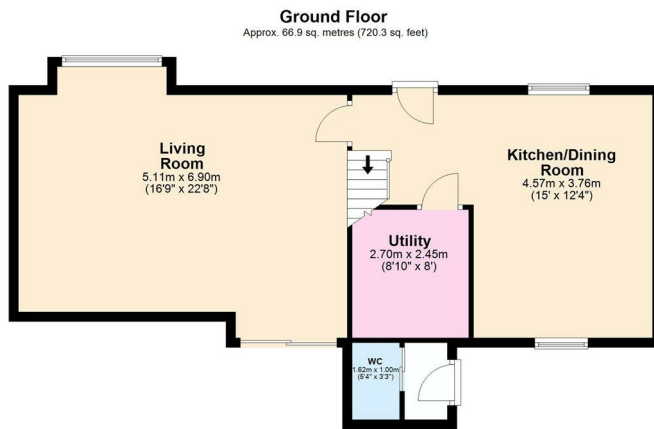
In summary, this house on The Oa is not just a property; it is an invitation to embrace the idyllic lifestyle that Islay has to offer. With its stunning views, potential for development, and charming gardens, it is a rare find that promises to be a cherished home for years to come.



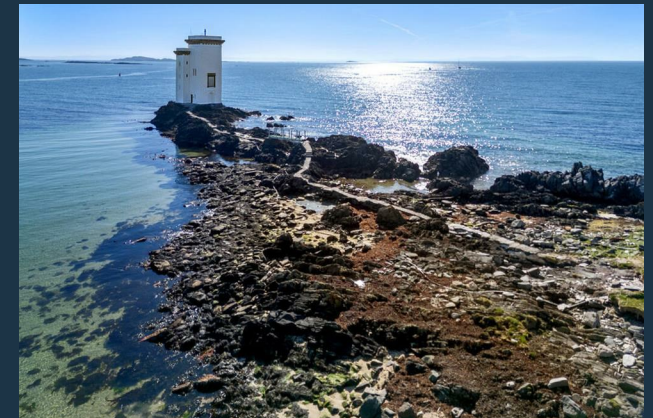








Total area: approx. 138.8 sq. metres (1494.1 sq. feet)



NOTE: Offers should be submitted in formal legal terms with the selling agents at their Property Shop. A closing date for offers may be set and accordingly interested parties who wish to proceed further should register their interest with the selling agents. The sellers will not be obliged to proceed to a closing date and reserve the option to sell the property to any party or to withdraw same from the market at any time. These particulars have been carefully prepared after due enquiry, are provided as a guide only, but do not form part of any contract. Measurements have been taken by a sonic tape machine. While the agents consider that information and opinions expressed are fair and accurate, interested parties must not

Campbeltown  
Kinloch Hall  
Lochend Street  
PA28 6DL  
Campbeltown  
Argyll  
PA28 6DL

01586553737  
sales@sbsproperty.co.uk  
sbsproperty.co.uk

**Stewart Balfour & Sutherland**  
SBS Cameron Macaulay  
SBS Edingtons WS  
SBS Property Shop