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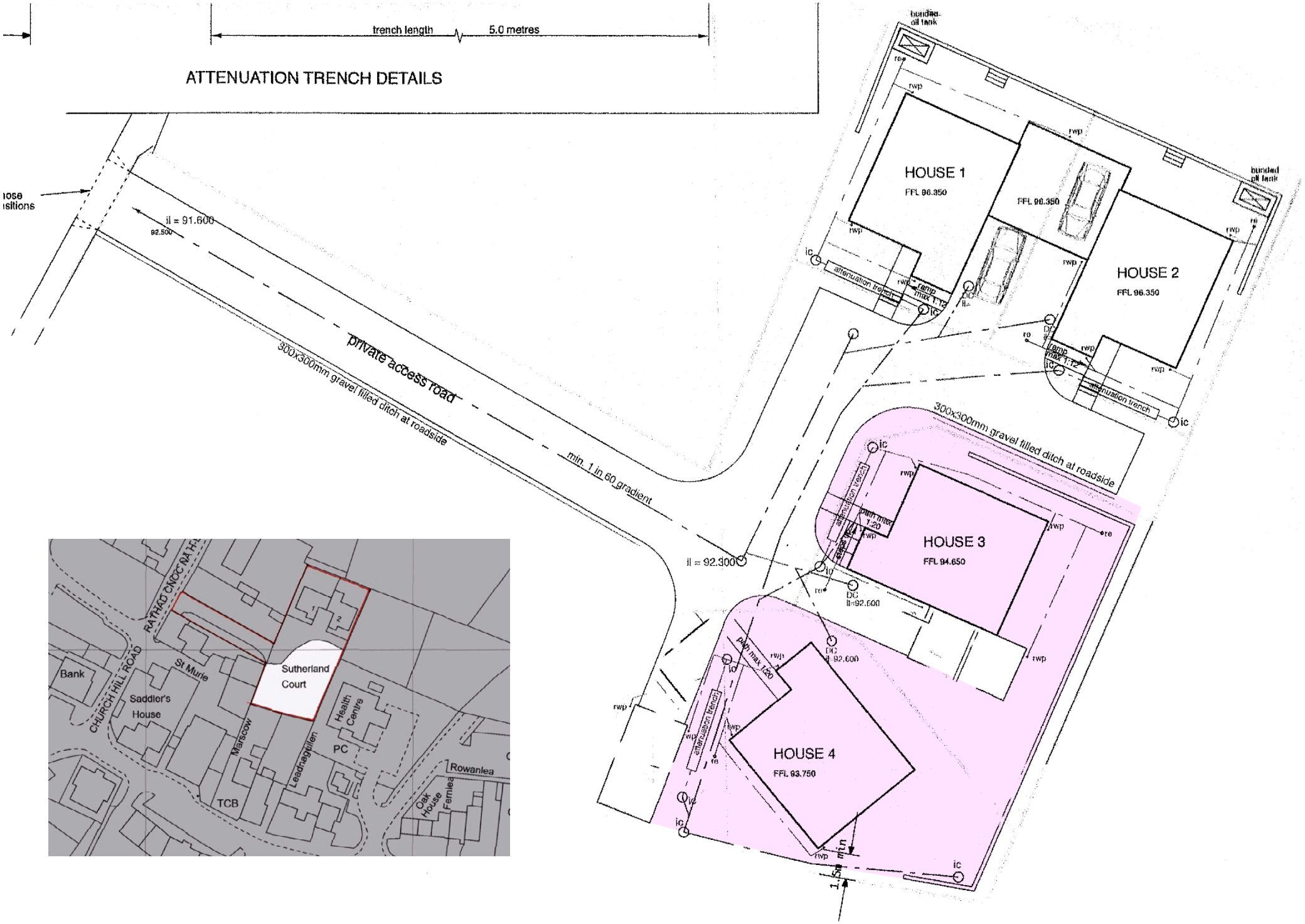
Development Opportunity – Two Building Plots, Sutherland Court, Church Hill Road, Lairg

Fixed Price £50,000 each
(Offers considered)



trench length
5.0 metres
ATTENUATION TRENCH DETAILS
il = 91.600
92.500
private access road
300x300mm gravel filled ditch at roadside
min. 1 in 60 gradient
il = 92.300
HOUSE 1
FFL 96.350
HOUSE 2
FFL 96.350
HOUSE 3
FFL 94.650
HOUSE 4
FFL 93.750
bunded oil tank
attenuation trench
ramp max 1:12
path max 1:20
rwp
re
ic
DC
il=92.600
1.5m min
Bank
CHURCH HILL ROAD
RATHAD CNOC NA H
St Murie
Saddler's House
Sutherland Court
Marscow
Leadnagullen
Health Centre
PC
TCB
Rowanlea
Oak House
Fernlea





- Two residential building plots available.
- Approximately 290m² per plot (580m² combined).
- Full planning permission (Ref: 06/00181/FULSU).
- Serviced plots.
- Central village location.
- Ideal for self-builders or developers.
- Fixed Price £50,000 per plot, however offers may be considered.

An excellent opportunity to acquire two well-positioned building plots within the heart of the thriving Highland village of Lairg, Sutherland.

Extending to a combined area of approximately 580m², each plot measures around 290m², offering an ideal size for the construction of an individual residential property. Available separately at Fixed Price £60,000 per plot, these sites present an attractive prospect for self-builders looking to create their own home, as well as small developers or local builders seeking a ready-to-develop opportunity.

The plots benefit from full planning permission under Planning Reference 06/00181/FULSU, with serviced plots nearby, allowing purchasers to progress their project with confidence.

Situated on Sutherland Court, just off Church Hill Road, the plots enjoy a convenient central village location within easy reach of Lairg's local amenities, including shops, schools, healthcare facilities and transport links. Surrounded by the stunning landscapes of Sutherland, the area offers an exceptional quality of life, with easy access to outdoor pursuits including walking, fishing and cycling.

Viewing

Site access.



These particulars are for guidance only and whilst all care has been taken in preparation, they are not intended to form part of a contract of purchase. No liability will be accepted for any deviations.

Any photographs used are purely illustrative and may demonstrate only the surrounds. They are not therefore to be taken as indicative of the extent of the property, or that the photographs are taken from within the boundaries of the property, or of what is included with the sale.

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