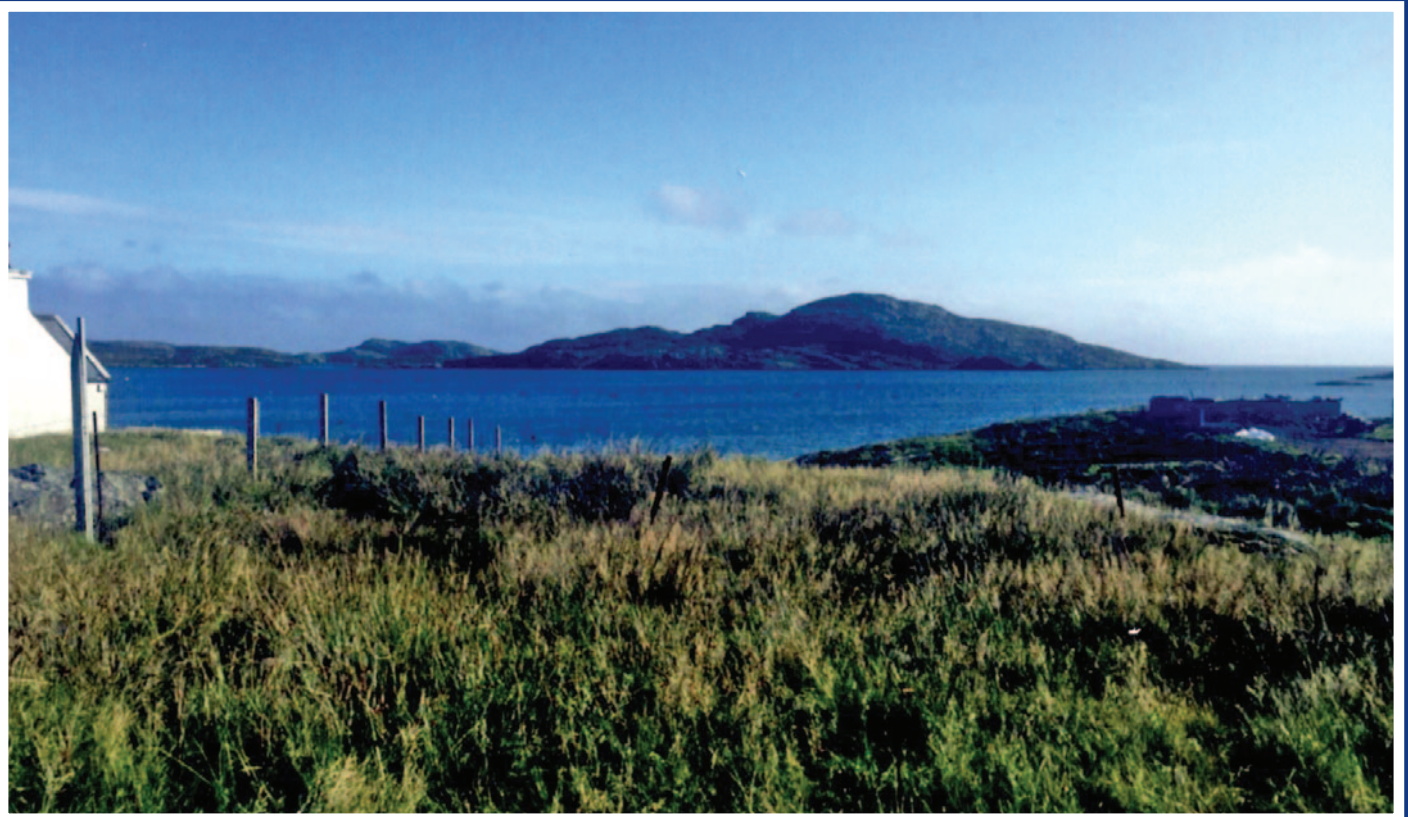


ANDERSON BANKS

SOLICITORS • NOTARIES • ESTATE AGENTS

247C BRUERNISH, ISLE OF BARRA, HS9 5UY



- **Building plot in stunning location**
- **Site 1 extends to some 510 m2 or thereby**
- **Elevated position and excellent views**
- **Planning permission obtained in 2018/19**

OFFERS IN THE REGION £35,000

WWW.ANDERSONBANKS.CO.UK

We offer for sale on the East side of the beautiful island of Barra, a building plot with an area of 510m2 with planning permission previously granted.

Boasting an elevated position with excellent sea views and located adjacent to a small natural harbour in an attractive rural location with open outlook to the shore and surrounding croft land.

The plot is near the road and accessed by a short track with electricity and water nearby.

Castlebay, some 5 miles distant boasts both Primary and Secondary schools, Hospital, Post Office, Bank and Shops. The ferry terminal provides regular sailings between Castlebay and Oban.

The Isle of Barra also boasts the unique airport situated in the shallow bay of Traigh Mhòr which is the only one in the world where scheduled flights use the beach as a runway. The airport offers flights to Benbecula and Glasgow. A further ferry terminal with sailings to Eriskay can be found at Aird Mhòr on the North Eastern side of the island

ENTRY By mutual arrangement.

POST CODE HS9 5UY

VIEWING Strictly by prior arrangement through the selling agents.

PRICE Offers over **£35,000** are expected

TRAVEL Please see www.calmac.co.uk for ferry information to and from the Western Isles.



WHAT TO DO NEXT INTERESTED PARTIES SHOULD REGISTER THEIR INTEREST WITH THE SELLING AGENTS AS SOON AS POSSIBLE. THE SELLING AGENTS MAY SET A CLOSING DATE FOR OFFERS BUT ARE NOT OBLIGED TO DO SO. THE SELLERS ARE NOT OBLIGED TO ACCEPT THE HIGHEST OR INDEED ANY OFFER. OFFERS SHOULD BE SUBMITTED TO THE SELLING AGENTS IN SCOTTISH LEGAL TERMS AND A SCOTTISH SOLICITOR SHOULD BE INSTRUCTED BY THOSE INTENDING TO OFFER.

Note: The particulars have been carefully prepared, after due enquiry, but are provided as a guide only. Measurements are approximate. The particulars do not form part of any contract. While the agents consider that the information and opinions are fair and accurate, interested parties must not rely on any statement whether oral or written made by the agents.

22 Argyll Square, Oban, PA34 4AT
Tel: 01631 563158 Fax: 01631 565459
Email: info@andersonbanks.co.uk

Uachdar, Isle of Benbecula, Western Isles, HS7 5LY
Tel: 01870 602061 Fax: 01870 602878
Email: uist@andersonbanks.co.uk

WWW.ANDERSONBANKS.CO.UK



LAND REGISTER
OF SCOTLAND

Officer's ID / Date

2199
24/8/2004

TITLE NUMBER

INV8448



ORDNANCE SURVEY
NATIONAL GRID REFERENCE

665m

NF7001 NF7101 NF7201 NF7002

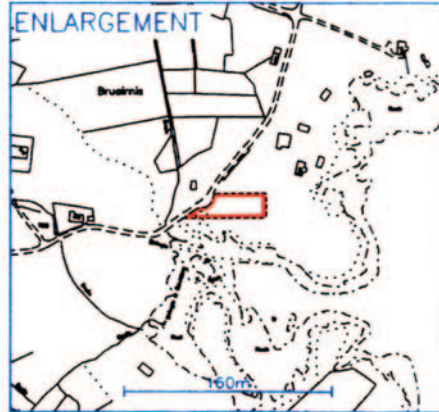
Survey Scale

1/2500

CROWN COPYRIGHT © - This copy has been produced from the ROS Digital Mapping System on 25/11/2014 with the authority of Ordnance Survey under Section 47 of the Copyright, Designs and Patents Act 1988. Unless there is a relevant exception to copyright, the copy must not be copied without the prior permission of the copyright owner. OS Licence no 100041182.

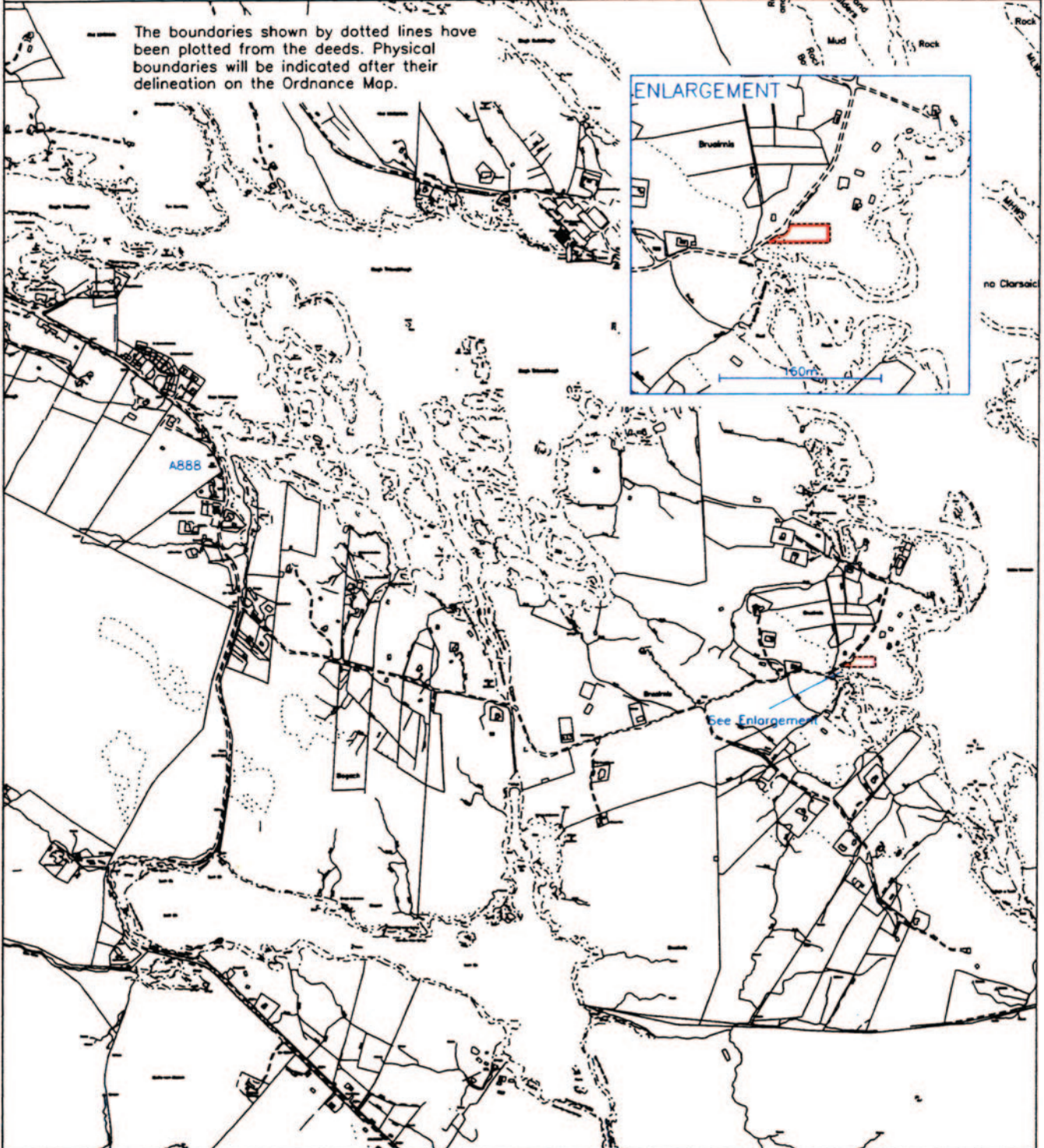
— The boundaries shown by dotted lines have been plotted from the deeds. Physical boundaries will be indicated after their delineation on the Ordnance Map.

ENLARGEMENT



A888

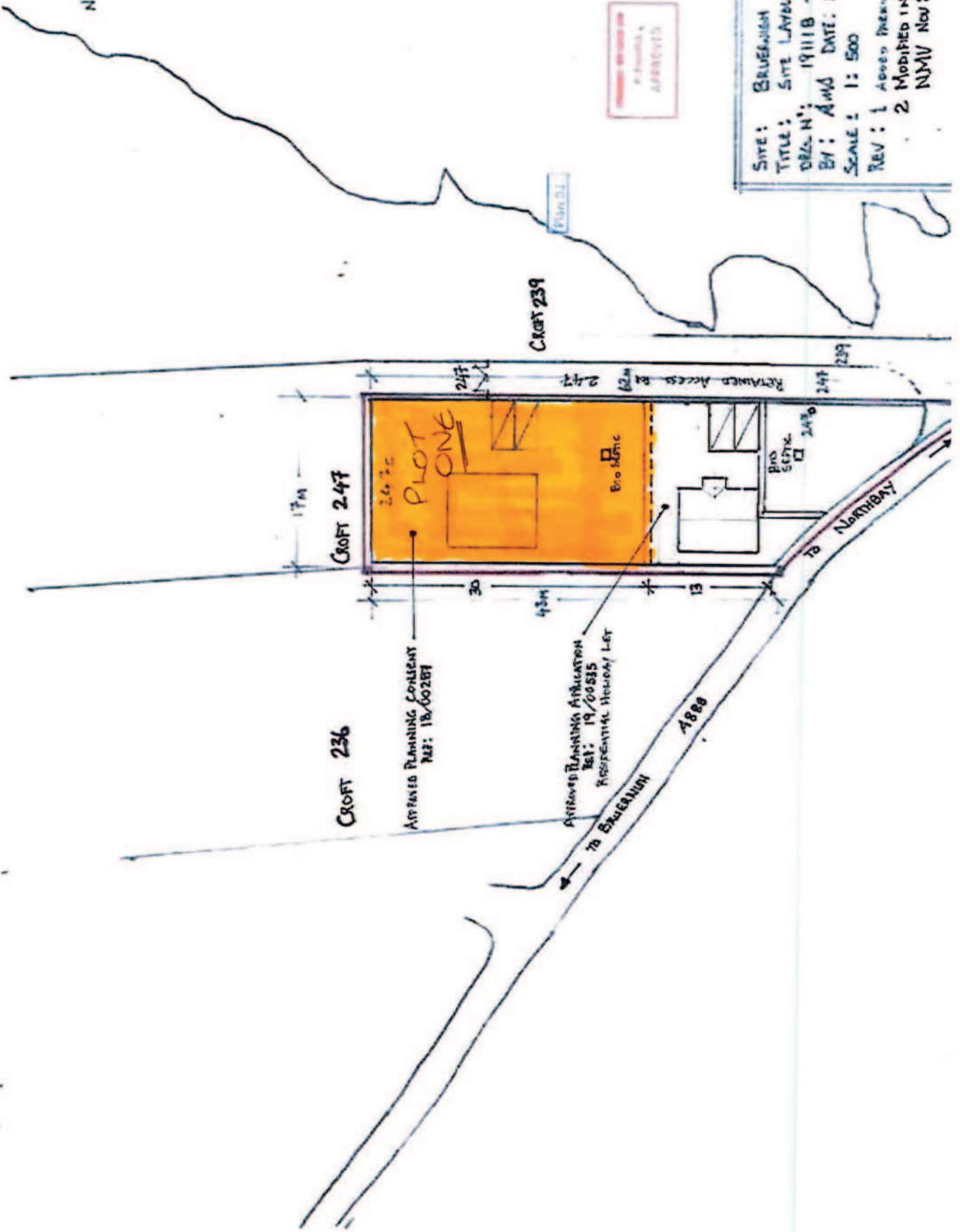
See Enlargement





APPROVED
PLANNING
APPLICANT

SITE: BRUEGHEM 247c
 TITLE: SITE LAYOUT
 DRA. N°: 191118 - BRU 2
 BY: AMJ DATE: 18th NOV 19
 SCALE: 1: 500
 REV: 1 Added dimensions
 2 MODIFIED IN LINE WITH N.M.V. Nov 2020



CROFT 236

CROFT 247

CROFT 239

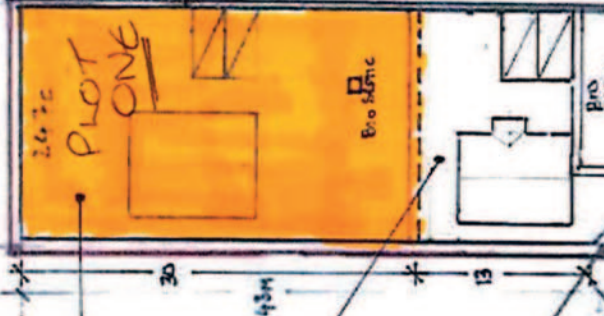
APPROVED PLANNING CONSENT
REF: 18/00281

APPROVED PLANNING APPLICATION
REF: 19/00515
RESIDENTIAL HISTORY LET

A888

TO NANTHAY

TO BRUEGHEM



247c
PLOT ONE

PRO SERV

PRO SERV

Revised Access Pt

17m

30

43m

13

247

247

12m

239

247