

Land at Loch Assynt, Sutherland



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& Parker**

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An exceptional opportunity to acquire land with planning consent to create six holiday cabins on the shores of Loch Assynt

The property comprises approximately 4.05 acres (1.64 ha) of land which is located on the north shore of Loch Assynt in Sutherland. The surrounding area is dominated by the ancient mountains of Assynt which date back 3,000 million years and are amongst the oldest on earth. The peaks of Ben More Assynt, Quinag, Canisp, Suilven Stac Pollaidh are some of the most iconic peaks within Scotland. The landholding includes some of the shoreline of Loch Assynt on which salmon fishing rights are included in the sale.

The loch and shoreline of the site is designated as Assynt Special Protection Area and the Assynt Lochs Site of Special Scientific Interest.

The site has been granted planning consent from the Highland Council for 6-holiday chalets (planning ref 22/04631/FUL). Site access and preparation work has been started and therefore the planning consent has been secured in perpetuity (confirmed by Highland Council). This consent provides a buyer with a superb opportunity to capitalise on the existing large demand for holiday accommodation in the northwest Highlands and the North Coast 500 (NC500) route.



Location

The property is set in a beautiful and wild location in the north west Highlands of Scotland. The area provides a stunning setting for walking, climbing, fishing and sailing, with the property perfectly placed for those looking to get away from it all. Located close by is the iconic Clashnessie beach which has un-spoilt white sand and turquoise shallows enjoying the considerable benefits of the North Atlantic drift / Gulfstream with temperate climate. The property is located on the popular North Coast 500 which has become an internationally famous road route around the north of Scotland.

There is a local shop with post office, petrol station plus places to eat and drink in Lochinver; more extensive amenities can be found in Ullapool (including primary and secondary schooling) to the south, and Inverness to the southeast. The city of Inverness is the main business and commercial centre for the Highlands and provides an extensive range of high street shopping, leisure and entertainment facilities in addition to main line rail links to the south. The Airport provides regular domestic and European flights.

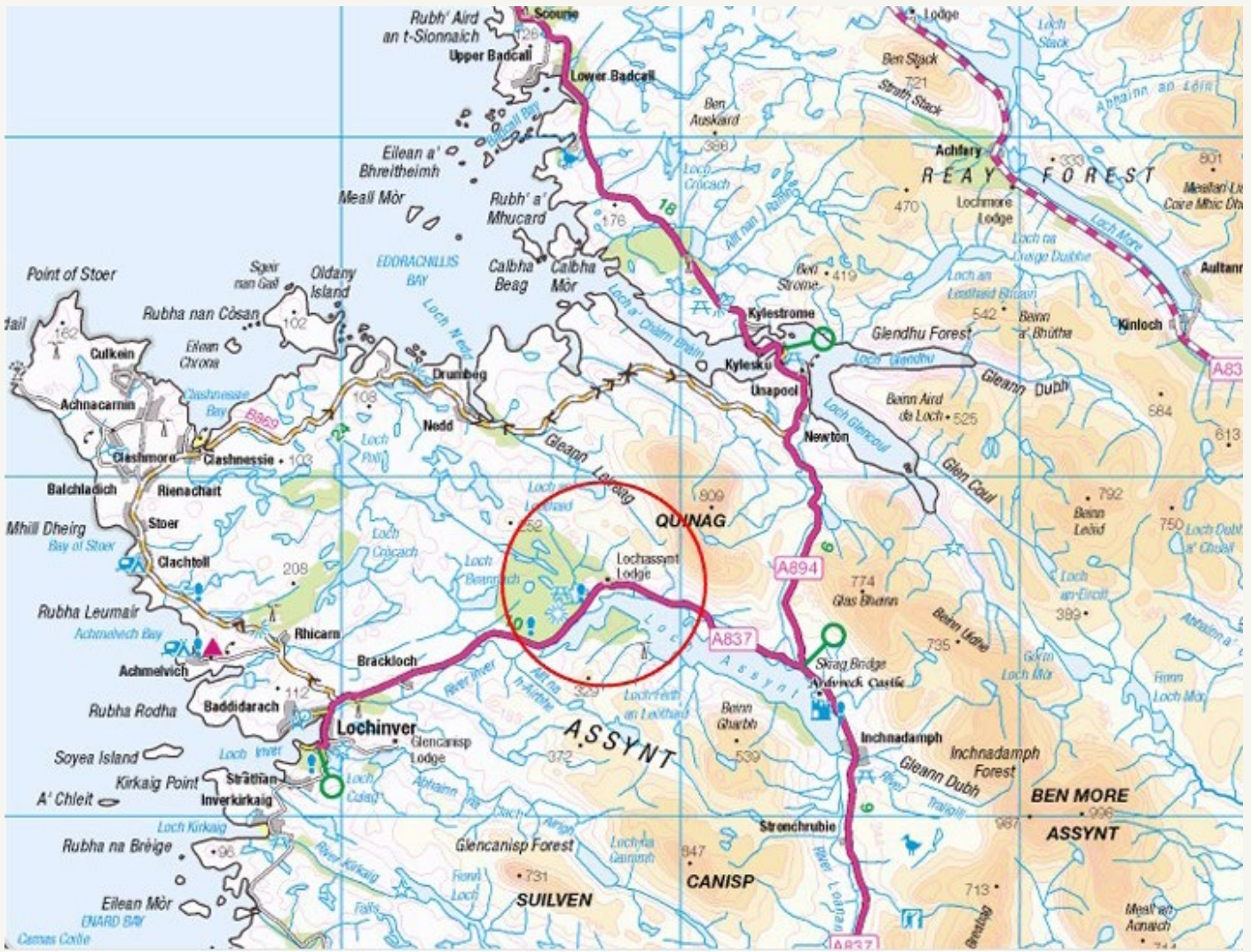
Postcode region: IV27

General

Local Authority: Highland Council
Planning: Prospective purchasers are advised that they should make their own enquiries with the local planning authority
Services: Mains electricity and private (borehole) water
Wayleaves and Easements: The property is sold subject to any wayleaves or easements, whether mentioned in these particulars or not.
Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

About 4.05 acres (1.64 ha)
Planning for 6-holiday cabins
Located on the NC500 route
Fishing rights on Loch Assynt
Stunning rural location
Heritable | Loch Assynt

Offers Over £275,000



Land at Loch Assynt



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