



Gallery
Montrose, Angus

A Stunning A Listed House with beautiful walled garden and 82 acres.

A substantial historic home with beautifully presented accommodation, located in a secluded rural setting within easy reach of the small Angus town of Montrose. The property offers elegant, well-proportioned reception rooms, additional accommodation in the wing, traditional coach house and outbuildings, lovely gardens, grounds and woodlands.



6 RECEPTION ROOMS



8 BEDROOMS



7 BATHROOMS



OUTSIDE



82 ACRES



FREEHOLD



RURAL



11,300 SQ FT



£1,850,000 OFFERS OVER

The property

Considered to be one of the earliest and finest Renaissance houses in Scotland, Gallery offers over 11,300 square feet of space on an impressive 82 acre estate. Built of harled stone under a slate roof, the three-storey residence dates from 1677 and includes a two-storey wing which was added in 1743. The residence faces East and West with views out over its own grounds, and is nestled close to the River North Esk. The house has been continuously well-maintained throughout its long history, allowing the building to be adapted for modern living while retaining its fine character and features. Since being acquired by the sellers, it has benefitted from further improvements. The current owners have renovated and modernised the wing, creating wonderful extra accommodation that can be used independently or incorporated within the main house. The house includes original pine panelling and doors, the long gallery at first floor level and the magnificent ornate plaster ceiling in the drawing room, as well as cornices in all the main rooms. The adjoining lands and buildings provides a stunning setting for the house. Gallery now comprises

a small estate, which includes Gallery Home Farm, with a useful income, arable land and amenity woodland, beside the river North Esk. The well renowned gardens have featured in many magazines and been opened by appointment and for charity days for Scotland's Garden Scheme.

Extending to 82 acres, including 65 acres of agricultural land. The house is situated close to the River North Esk.

Outside

The gardens and grounds at Gallery are beautiful and offer a fine private setting to the house. The walled garden dates from the mid-18th century and retains historic features, such as the paths intersecting at the listed 1786 sundial at the centre, and a fine stone carving of a recumbent retriever over the gate. Gallery's garden was redesigned and replanted in 1999 with a formal layout consisting of 'rooms', including a white garden, rose garden, gold garden and summer lawn.







The colourful herbaceous borders, clipped hedges and closely-mown lawns contribute to a peaceful, relaxing atmosphere. Gallery's grounds include a new orchard of crab apple and prunus, laid out in a grid, with paths mown through a meadow of spring bulbs and wildflowers. Behind the walled garden is an area of recently planted woodland interspersed by lawns. There is a large paddock behind the house, other arable fields are currently contracted out to a local farmer. Surrounding the house and down the north driveway and along the bank of the North Esk River are beautiful mature woodlands which help create a wonderful feel for this special property.

Outbuildings

Located behind Gallery is a beautiful south-facing Coach House built in 1743 of stone under a slate roof. The building is in good condition and could, subject to planning, offer a variety of uses including additional accommodation, gym, office or venue room. Beside the Coach House are the former kennels. There is a fishing hut, which is currently rented to the neighbouring salmon fishing beat, and another

wooden hut, overlooking the river. Both are supplied with mains water and electricity.

Located to the side of the house is a large farm building and Dutch barn which along with the agricultural land bring in approximately £22,000 per annum.

Location

The small harbour town of Montrose is surrounded by rolling Angus countryside, midway between Dundee (28 miles) and Aberdeen (30 miles) and within easy reach of the beautiful sandy east coast beaches and the stunning landscapes of the Cairngorms National Park. The town provides a wealth of everyday amenities, including an arts centre with three cinemas, restaurants, pubs, coffee shops, an artisan bakery, as well as a choice of supermarkets. The nearby A90 provides easy access towards Dundee, Forfar and Aberdeen, while mainline rail services are available from Montrose, offering direct daily fast services to Edinburgh and London, including the Caledonian Sleeper.

Distances

- Montrose 6 miles
- Dundee 28 miles
- Aberdeen airport 32 miles
- Edinburgh airport 66 miles

Nearby Stations

- Montrose 6 miles

Key Locations

- House of Dun, Scottish National Trust, 3 miles
- St Cyrus beach and nature reserve 5 miles
- Fettercairn Distillery & Visitors Centre 5 miles
- Edzell 5 miles
- Montrose Basin Visitors Centre and Wildlife Reserve 6 miles
- Lunan Bay 9 miles
- Cairngorn National Park 10 miles
- Arbroath sea cliffs 15 miles

- Stonehaven and Dunotter Castle 18 miles
- V&A Dundee 28 miles
- Glenshee ski station 34 miles
- Montrose Golf Links
- Carnoustie Golf Links
- Montrose Tennis Club

Nearby Schools

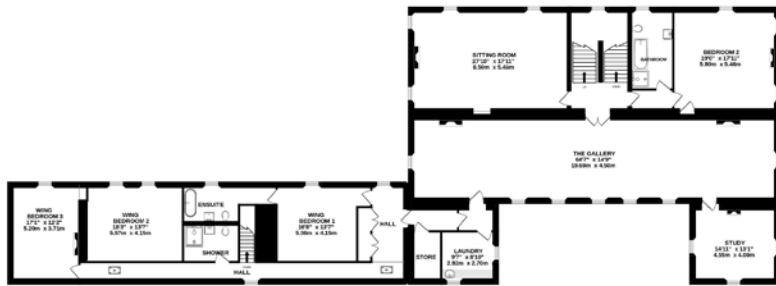
- Montrose Primary Schools
- Montrose Academy
- Lathallan School

Activities include walking, skiing, climbing and cycling in the Cairngorms National Park, as well as sailing, kayaking and paddleboarding along the nearby coastline and Salmon and trout fishing on the North and South Esk. There is a tennis club in Montrose and outstanding links golf courses nearby, including Montrose Golf Links, the world's 5th oldest golf course, and Carnoustie, voted best in the world in 2019, which is around 20 miles away. St Andrews Old Course is 44 miles away.

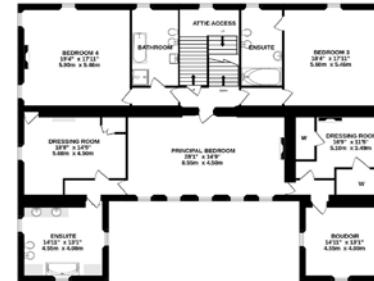








1ST FLOOR
3722 sq.ft. (345.8 sq.m.) approx.



2ND FLOOR
2551 sq.ft. (237.0 sq.m.) approx.



GROUND FLOOR
3722 sq.ft. (345.8 sq.m.) approx.



BASEMENT
1384 sq.ft. (128.6 sq.m.) approx.



TOTAL FLOOR AREA: 11380 sq.ft. (1057.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Floorplans

House internal area 11,300 sq.ft

For identification purposes only.

Directions

Post Code: DD10 9LA

what3words: ///////////////amicably.paused.arriving

General

Local Authority: Angus Council

Services: Electricity - mains, Water - mains, Drainage - private, Heating - oil central heating'. Electric AGA.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band H

EPC Rating: E

Fixtures and Fittings: Fitted carpets are included in the sale, other fittings and fixtures including light fittings, curtains, garden equipment, etc. may also be available.

Wayleaves and easements: The property is sold subject to any wayleaves or easements, whether mentioned in these particulars or not

Right of Access: Gallery Fishings, who own the salmon fishing on the south bank of the river North Esk at Gallery, have the right to park three cars where convenient to the owner of Gallery, on the Home Farm Road. They also have access across Gallery property to the river in three places.

Perth

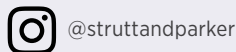
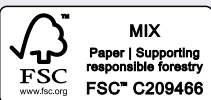
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