

# **The Property Shop Blairgowrie**

**A & R Robertson & Black WS**

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**Excellent opportunity to acquire this lovely  
garden plot located within New Alyth.**

**Plot at Woodray Cottage**

**Bamff View**

**New Alyth**

**PH11 8NG**

**Offers Around**

**£65,000**

- **Plot of land 550 sq m**
- **Planning Permission in principle (Perth and Kinross Council)**
- **Planning reference: 17/01510/IPL**
- **Quiet lane with lovely views over farmland**





Planning permission in principle has been granted for the erection of one dwelling house.

This desirable garden plot measures 550 square metres and is situated on a quiet lane with super countryside views across farmland and towards The Hill of Alyth.

Planning details may be viewed on the Perth & Kinross council website [www.pkc.gov.uk](http://www.pkc.gov.uk) "Online Planning Applications" under the following reference: 17/01510/IPL.

**Location:**

Just on the outskirts of the pretty rural village of Alyth where a range a local amenities may be found including a health centre, primary school, library, transport links and shops.

The location of the plot offers excellent commuting links to the cities of Dundee and Perth, both of which are within half an hour's drive. Blairgowrie is just 6 miles away where further amenities can be found.

**Directions**

Heading towards Alyth from Blairgowrie on the main A926, follow the road until you enter New Alyth. Turn left into New Alyth Road and take the second turning on the left into Bamff View.

The plot is easily identified on the left hand side.



**Entry:** By arrangement with the vendor

**Viewing:** By appointment through A & R Robertson & Black,  
The Property Shop, 38 Allan Street, Blairgowrie  
Tel: 01250 875050  
Email: [property@robertson-black.co.uk](mailto:property@robertson-black.co.uk)

**PRICE:** OFFERS AROUND £65,000

**Ref:** MT/SJH

**IMPORTANT NOTE**

These particulars have been carefully prepared for the guidance of prospective purchasers but their accuracy is not guaranteed. The measurements stated are based on an electronic measuring device and a slight margin of error is possible. Where precise room measurements are essential, prospective purchasers should check such measurements prior to a submission of an offer.

Any detail of these particulars can be clarified prior to viewing particularly for those travelling a significant distance.  
Please note any domestic appliances included in the sale must be accepted as seen, no guarantees will be provided.

Only prospective purchasers who have noted an interest through a Scottish solicitor will be advised of any closing date for offers.  
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