



solicitors • estate agents

Young Robertson & Co.



29 TRAILL STREET
THURSO KW14 8EG
tel: 01847 896177
fax: 01847 896358
property@youngrob.co.uk
youngrob.co.uk

21 BRIDGE STREET
WICK KW1 4AJ
tel: 01955 605151
fax: 01955 602200
wick@youngrob.co.uk
youngrob.co.uk

caithnessproperty.co.uk 

MYBSTER PLOT, SPITTAL, CAITHNESS

Superb opportunity to acquire land that extends to approximately 12 acres (5 hectares). The land is situated in a rural location close to the hamlet of Spittal, only a short distance to the village of Halkirk and approximately 11 miles south of Thurso. Previously planning permission was granted for the erection of two three bedroom houses with garages. A pre-planning application form completed in February 2017 is favourable for planning. With open panoramic views to the surrounding countryside the land is well stocked with approximately 3000 mature Christmas fir trees (potential to be sold £3-£4 per tree) and offers a beautiful well-established setting for a new build. An ideal country location, yet only a short drive from local amenities the owners would be willing to divide the plot if requested.

OFFERS OVER £29,995

Services

Mains water, electricity and telephone line are nearby. A private sewerage system would be required.

Postcode

KW1 5XU

Entry

By arrangement.

Viewing

Simply visit the site or call the office on 01847 896177.

Price

Offers over £29,995 should be submitted to our Thurso Office.

General Information

Any new dwellings shall have to be located 100 metres from the boundary of Mybster Croft House

Office Hours

9.15am - 1pm, 2pm - 5pm Monday to Friday.

Directions

From the north continue south on the A9. You shall pass through Spittal. Continue for approximately 1.5 miles and you shall see the land on the left hand side of the road. From the south continue on the A9. From Latheron continue for 12 miles (approx.) and you will find the property on the right hand side.

Location

Mybster crofts are located approximately 1.5 miles south of the hamlet of Spittal, 7 miles from the village of Halkirk and 12 miles south of Thurso. Thurso, one of the two main towns of the district has shopping, professional, medical and educational facilities. From Thurso there are regular bus and rail services south and from Wick airport, approximately 20 miles south there are regular scheduled air services. Inverness is approximately two hours' drive.

The information set out here is provided for the convenience and guidance of interested parties. Whilst believed to be true and accurate no statement made here or any representation made by or on behalf of the seller is guaranteed to be correct. All measurements are approximate. Intending purchasers should verify the particulars on their visit to the property and note that the information given does not obviate the need for a full survey and all appropriate enquiries.

