



solicitors • estate agents

# Young Robertson & Co.



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## LAND AT HILLSIDE, GILLS, BY THURSO

Affording excellent coastal views is this extensive area of land that extends to approximately 1.3 hectares (3.2 acres). Situated in an elevated location the property enjoys both countryside and views to the Pentland Firth, Stroma and Orkney Isles. Electricity, water and telephone line are nearby. Private drainage would be required. Adjacent to the popular NC500 route and Gills Bay which is the mainland terminal for Pentland Ferries, the land would lend itself too many development possibilities subject to suitable planning approval. A comfortable commute from Thurso (15 miles), 4 miles from the popular tourist village John O'Groats and 18 miles from Wick viewing is recommended.

**OFFERS AROUND £30,000**

## General Information

For advice on Electricity connections please contact Scottish Hydro Electric direct on 0845 3002131 or e-mail: customerservice@hydro.co.uk.

For advice on Water & Sewerage connections please contact Scottish Water direct on 0845 601 8855 or e-mail: customer.service@scottishwater.co.uk.

## Postcode

KW1 4YB

## Latitude

58.639880

## Longitude

-3.174266

## Entry

By arrangement.

## Viewing

By arrangement with our Thurso Office.

## Price

Offers around £30,000 should be submitted to our Thurso Office.

## Office Hours

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

## Directions

From the West on the A836 continue from Mey for

approximately 2.7 miles. The property is on the right hand side opposite the signpost for the neighbouring B&B 'Burnside Cottage'. From the east continue on the A836. After the turnoff for the ferry terminal at Gills Bay continue for approximately 0.5 miles and you shall see the land on the left hand side after the neighbouring B&B 'Burnside Cottage'.

## Location

Gills and Gills Bay is a rural community and where the mainland terminal for Pentland Ferries can be found.

It is only a short drive to the popular tourist village of John O'Groats (4 miles) a short drive from Canisbay where there is a local primary school, village hall and doctor's surgery. There are also two Churches in the area, one of which is the church used by Charles, Prince of Wales. Wick and Thurso, the two main towns of the district, are approximately 20 and 25 minutes drive respectively by road.

Wick and Thurso have the usual shopping, professional, medical and educational facilities. There are regular bus and rail services south and from Wick Airport there are regular scheduled air services. Inverness, commonly known as the Highland Capital, is approximately 2½ hours by road.

*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.*

