



solicitors • estate agents

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## HOUSE SITE AT SKIRZA, FRESWICK

This countryside plot which extends to approximately 0.5 acres is situated in the Hamlet of Freswick and faces onto outstanding views to the open sea and surrounding coastline. Planning in Principal has been granted for the erection of a dwelling house. Water and electric connections are nearby and private drainage would be required. From the site, it is just a short walk to Freswick beach. Visiting the site is recommended to appreciate this beautiful location. An extra one acre of land which sites directly behind the house site is also available for sale at a small cost.

**OFFERS OVER £38,000**



### General Information

Water and electricity are near to the site, private drainage would be required. Telephone line is nearby.

For advice on Electricity connections please contact Scottish and Sutherland Electricity Networks on 0800 048 3515 or email: [connections@sse.com](mailto:connections@sse.com)

For advice on Water & Sewerage connections please contact Scottish Water direct on 0800 389 0379 or e-mail: [developmentsoptions@scottishwater.co.uk](mailto:developmentsoptions@scottishwater.co.uk)

A water connection has been costed at approximately £1,000.

An electricity connection has been costed at approximately £4,000.

### Planning Reference

21/02434/PIP

### Postcode

KW1 4XX

### Entry

By arrangement with our Wick office.

### Viewing

Simply visit the site or by arrangement with our Wick office.

### Price

Offers Over £38,000 should be submitted to our Wick office.

### Additional Land

An extra one acre of land is available to purchase for £5,000

### Office Hours

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

### Latitude

58.598854

### Longitude

-3.061696

### Directions

Heading from Wick towards John O' Groats on the A99, when you enter Freswick turn right at the sign post for Skirza and follow the road along and round to the left, there is a property with outbuildings on the left side of the road just after rounding the bend. The House Site sits just beyond that property, on the left hand side of the road.

### Location

Freswick or Skirza, is a small remote hamlet, overlooking Freswick Bay to the east, in eastern Caithness, Scottish Highlands and is in the Scottish council area of Highland.

*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.*

