

House Plot 1, West Muirton,
 Sauchen, Inverurie, AB51 7QQ

Price Over
£70,000

Under offer



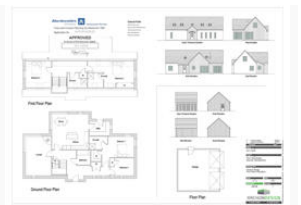
Contact Solicitor

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Features

Description

Plot extending to approximately 0.5 acres with planning permission for a 4 bedroom dwellhouse.

Lying in idyllic location just west of the quiet rural village of Sauchen in the heart of the Aberdeenshire countryside, this site extends to approximately 0.5 acres or thereby and has planning permission for a luxury Four Bedroom 1 ½ Storey House. Specifically designed for the plot, the bespoke architect-designed house will take advantage of the best aspects of the site. The site has been cleared and services are readily available.

The full planning permission can be viewed at aberdeenshire.gov.uk under planning application number APP/2016/2433.

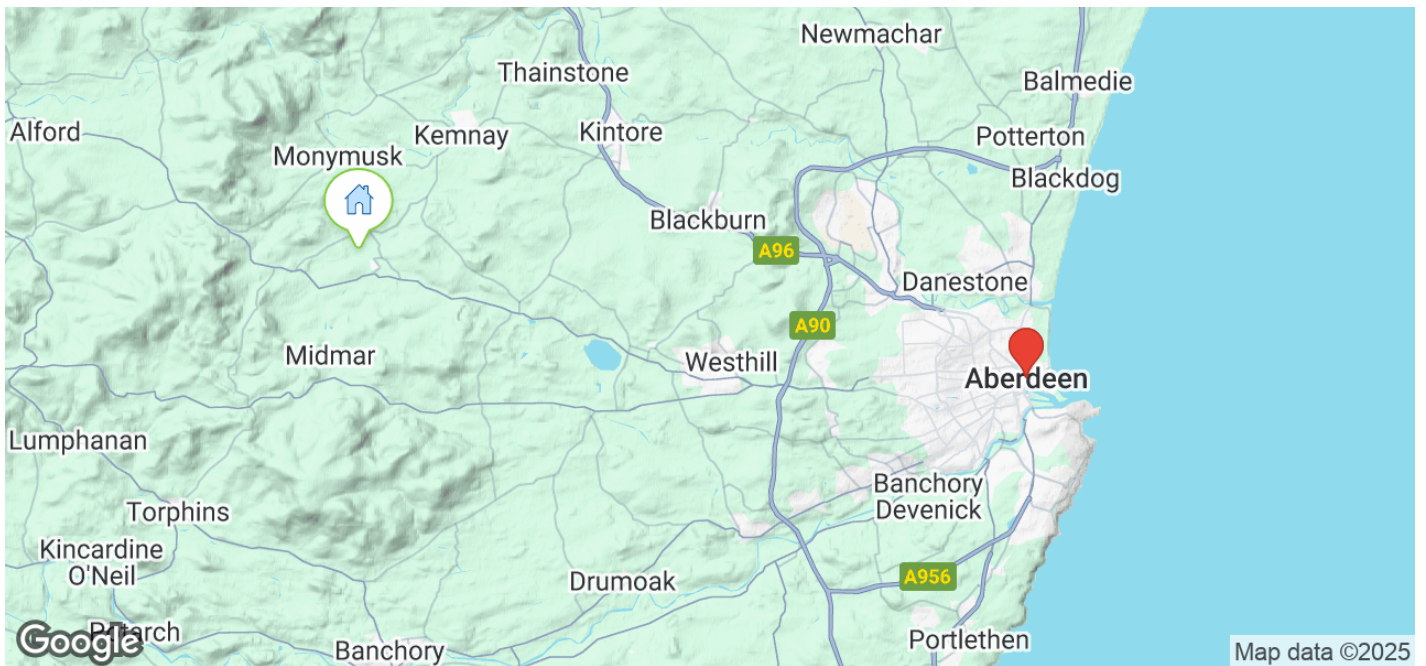
The site lies behind a traditional granite and slate former farmhouse but care has been taken to ensure that, so far as possible, the amenity and privacy of each of the properties has been retained. There are superb views over the Aberdeenshire countryside and to Bennachie. Aberdeen is within easy

commuting distance and the suburbs of Westhill and Kingswells, with their expanding business parks, are only a short distance away. Banchory and Royal Deeside are also easily accessible. Primary education is catered for at nearby Cluny Primary School, and secondary education at Alford Academy. There are many amenities, recreation and shopping facilities available in Westhill, Alford and Inverurie, all of which are only a short drive away. The village of Sauchen is also served by a regular bus service.

Services available on site

Directions

From Aberdeen travel west along the A944 Alford road through Westhill and Dunecht. Keep heading towards Alford, passing Sauchen on your right hand side. West Muirton is accessed from a private road on the right hand side, approximately 0.8 miles from the sign "Sauchen ½" immediately to the west of the bridge. See for sale sign. Turn right along the access track passing the farm buildings on your right. West Muirton is on your left – see for sale sign.



Accommodation comprises

Plot extending to approximately 0.5 acres with planning permission for a 4 bedroom dwellhouse.

View this property here

<https://www.aspc.co.uk/search/property/358103/House-Plot-1-West-Muirton/Inverurie/>

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