



The Isle of Skye Estate Agency

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Portree Office: sales@iosea.co.uk

01478 612 683

Kyle Office: kyle@iosea.co.uk

01599 534 555



Plot 1/2 1 Earlish, Isle of Skye, IV51 9XL

Offers in Region of £90,000

0.67 Acres or thereby (TBC by title deed)

Site Fully Serviced & Ground Works Completed Full Planning: 16/02702/FUL

Stunning sea and mountain views

Access to site already formed



Details:

1/2 1 Earlish presents a unique opportunity to acquire a generous building plot located close to the popular village of Uig, boasting spectacular sea views over Uig Bay to the Waternish Peninsula and comes with all services installed.

This unique building plot is situated in the lovely township of Earlish in the beautiful Trotternish Peninsula and offers breathtaking sea views across Uig Bay, Loch Snizort and towards the Waternish Peninsula with the ferry passing by. The total area of the plot on offer extends to a sizable 0.67 Acres or thereby (to be confirmed by title deeds), has been de-crofted and is relatively flat with hard-core laid and a private access already being formed. Mains water, electricity and phone services are already installed on site, along with the septic tank and soak away, however it would be the responsibility of prospective purchasers to satisfy themselves that the services meet the set requirements. Full Planning Permission has been granted for this site and is valid until July 2019, and Full Building Warrants have been obtained meaning construction can start immediately.

1 Earlish would provide an ideal setting and opportunity for a lovely family home or fantastic holiday home/letting within easy reach of Uig and the many local amenities right on your door step.

Planning Permission:

Full Planning has been granted for the plot of land for the erection of a dwelling house. Full details are available on request. Planning was granted on 21st July 2016 and is valid for 3 years. All documents can be viewed on the Highland Council Website www.highland.gov.uk, using the planning reference

Location

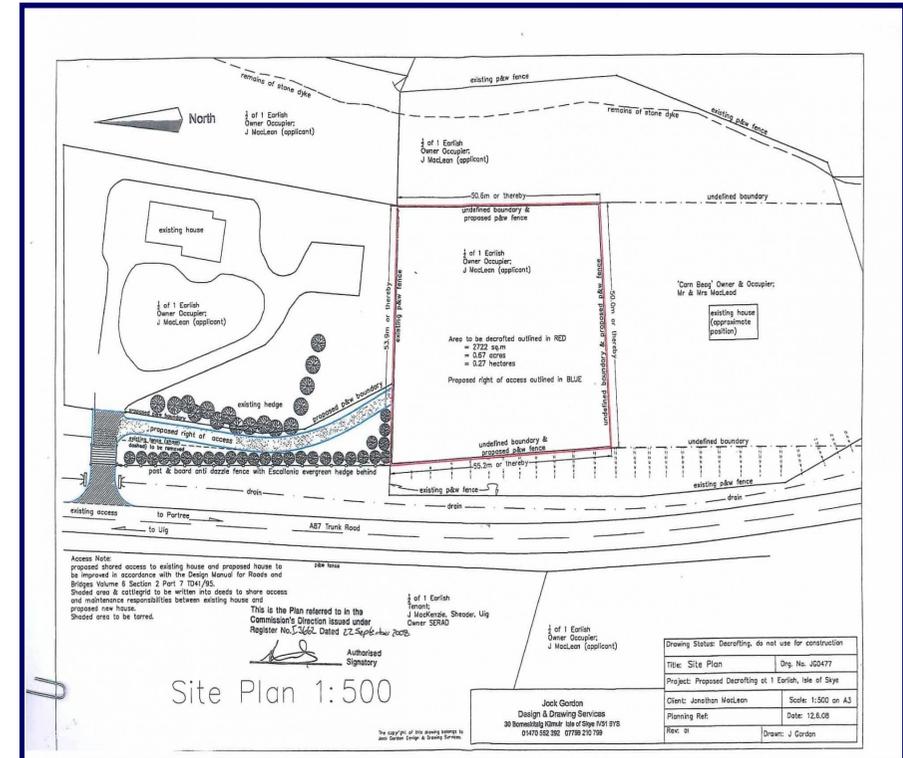
Earlish is a friendly crofting community conveniently situated for the facilities of both the village of Uig and the capital town of Portree. Uig is some 3 miles north and here you will find a grocers shop, hotels, a primary school and the ferry terminal connecting Skye to the Outer Hebrides. Portree, is some 13 miles in the opposite direction and here you will find all the facilities you would expect of a small and prosperous town including supermarkets, shops, hotels, restaurants, leisure facilities, a modern medical centre and cottage hospital. Secondary schooling is also available at Portree and a school bus service operates.

Services:

Mains electricity, phone and mains water is are on site. Drainage will be by way of septic tank and soak away which are already installed.

Entry:

By mutual agreement.



Drawing Status: Describing, do not use for construction	
Title: Site Plan	Drwg. No. J00477
Project: Proposed Decrofting at 1 Earlish, Isle of Skye	
Client: Jonathan MacLean	Scale: 1:500 on A3
Planning Ref:	Date: 12.6.08
Rev: 01	Drawn: J Gordon

It is important that if you retain an interest in the acquisition of this property you arrange for your interest to be formally noted to this Agency, otherwise a sale may be concluded on a closing date set without you having been advised.

Every reasonable care has been taken in the drawing up of these particulars for the guidance of interested parties. They are believed to be correct but no guarantee of their accuracy is given and no error or misdescription herein shall annul any sale or be made the subject of compensation by either side. Neither shall these details be deemed to form any part of any contract by either side. Prospective purchasers are advised to take legal advice on the extent and nature of the subjects they propose to acquire.