



# The Isle of Skye Estate Agency

[www.iosea.co.uk](http://www.iosea.co.uk)

The Isle of Skye Estate Agency

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## Owner Occupied Croft at 2 Garalopin, Woodend

Offers in the region of £99,000

Elevated Position

Located Close To Portree

38.89 Acre Owner Occupied Croft (to be confirmed by title deed)

Widespread Views



### Details:

An exciting opportunity to purchase an extensive owner occupied croft extending to 38.89 acres or thereby (to be confirmed by title deeds) located in the small crofting township of Garalapin by Portree.

The subject on offer is an extensive owner occupied croft extending to 38.89 acres or thereby (to be confirmed by title deeds) located in a prime position only 2 miles from Portree. The croft occupies an elevated position with widespread views across the area and is currently being used to provide grazing for sheep and cattle.

2 Garalapin provides the rare opportunity to acquire a substantial amount of croft land in a prime location and would be of interest to anyone interested in crofting or horticulture.

### Planning Permission:

There is currently no planning permission granted on the croft. Any interested parties are advised to contact the Highland Council to make their own enquiries with regards to the possibility of planning permission being obtained on the croft.

### Services:

Water and electricity is believed to be close by. Drainage will be by way of septic tank. It will be the responsibility of purchasers to satisfy for themselves that services are available and a connection will be granted. The access road will also need to be formed.

### Location:

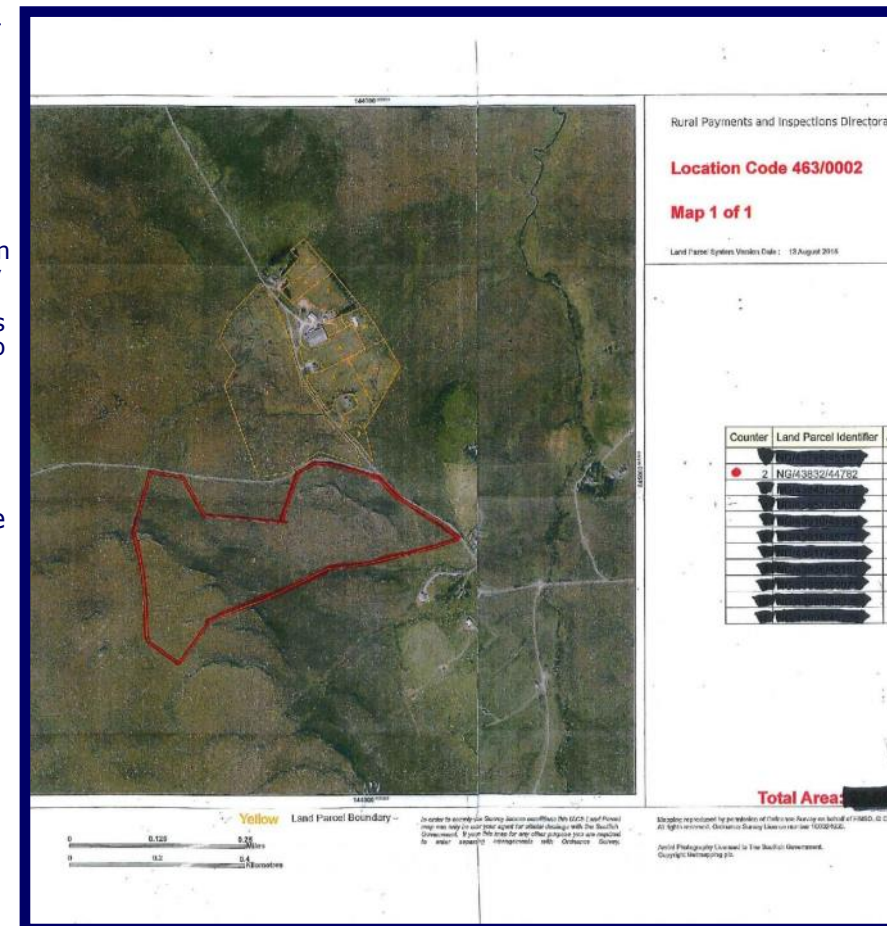
Garalapin is a small crofting township approx 2 miles from Portree. Portree, the island's capital, benefits from a number of shops, bars and restaurants, both primary and secondary schooling, a small community hospital, doctors surgery and dental practice. The Skye Bridge is locate some 38 miles to the south and Uig to 8 miles to the north.

### Viewings:

Strictly by appointment through The Isle of Skye Estate Agency.

### Entry:

By mutual agreement.



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.

### The Isle of Skye Estate Agency

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