



GILSON GRAY

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PLOTS TO THE EAST OF RAVENSBY HALL (1 & 2)

Ravensby Road, Barry, Carnoustie, DD7 7RJ



Gilson Gray are proud to bring this unique opportunity to market.

Two exceptional building plots adjacent to Ravensby Hall, Barry. The site benefits from an elevated position with southerly aspect in this much sought-after area of Angus.

The building plots are approximately 0.5 acres each. Full planning permission was obtained on each plot for a 1.5 storey detached 3/4 bedroomed dwelling of approximately 145m².

Subsequently full planning permission and a building warrant were granted for one detached 5 bedroomed energy-efficient passive house with integral double garage and separate bothy/greenhouse for the whole site. Bat and ground surveys are available.

Located close to the A92, affording easy commuting to Dundee, Edinburgh and Glasgow in the south and Arbroath, Montrose, Aberdeen, etc. to the north.

Situated only a short iron from the world famous Carnoustie Golf Course which hosts the Open Championship; most recently in 2018. Angus is home to over 30 golf courses, some of the finest in Scotland, as well as blue flag beaches, just a stone's throw from these plots.

Full details of the planning permissions can be found on the Angus Council website planning portal.

www.anguscouncil.com

Original planning reference – 17/00558/FULL

Single residence – 21/00166/FULL

Services (electricity, water and telephone) are located adjacent to the plots and afford easy connections



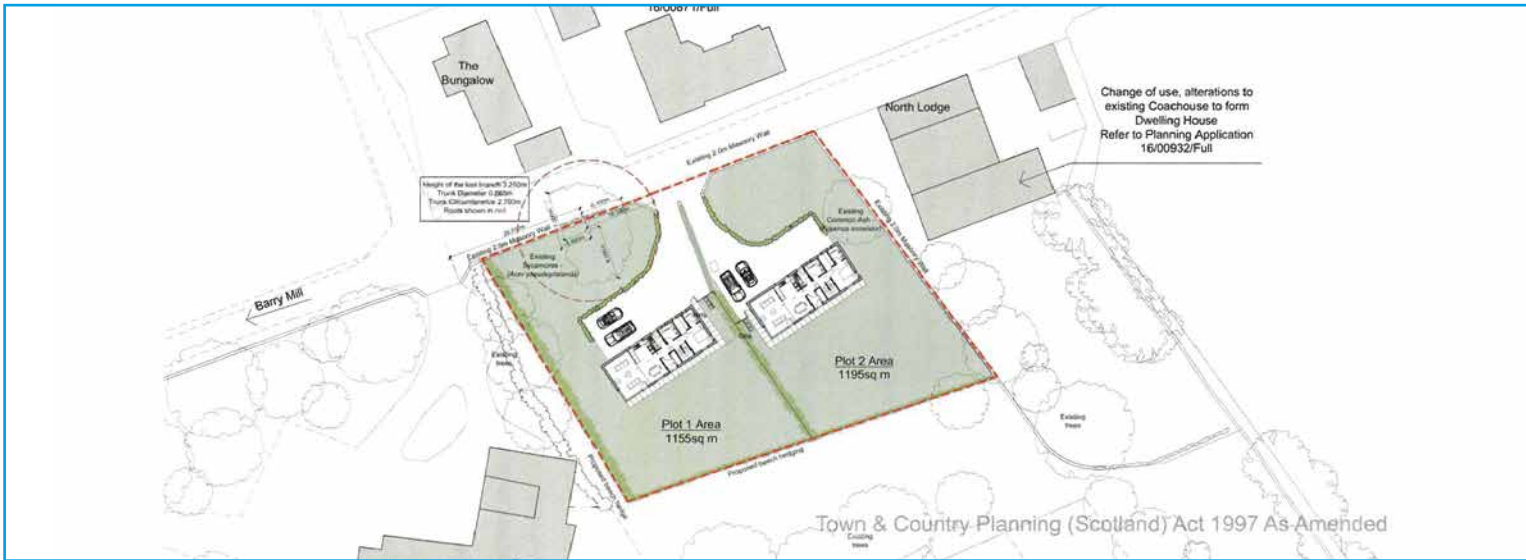
These plots are ideal for either the smaller bespoke developer looking to benefit from this unique opportunity or clients looking for a special plot to build their 'forever' home.

The option is there for purchaser to alter the previous or existing consents, subject, of course to Angus Council approval.

The architects who obtained the planning permission and who probably know the site best would be happy to discuss altering a buyer's proposals.

Bob Hynd at Leadingham, Jameson, Rogers & Hynd, 18 South Tay Street, Dundee DD1 1PD - 01382 200511.

To arrange a viewing and for further details, please contact Gilson Gray, sole selling agents.



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