



# RESIDENTIAL DEVELOPMENT OPPORTUNITY

**Land at Skelmorlie, North Ayrshire, PA17**

For Sale

savills

## OPPORTUNITY

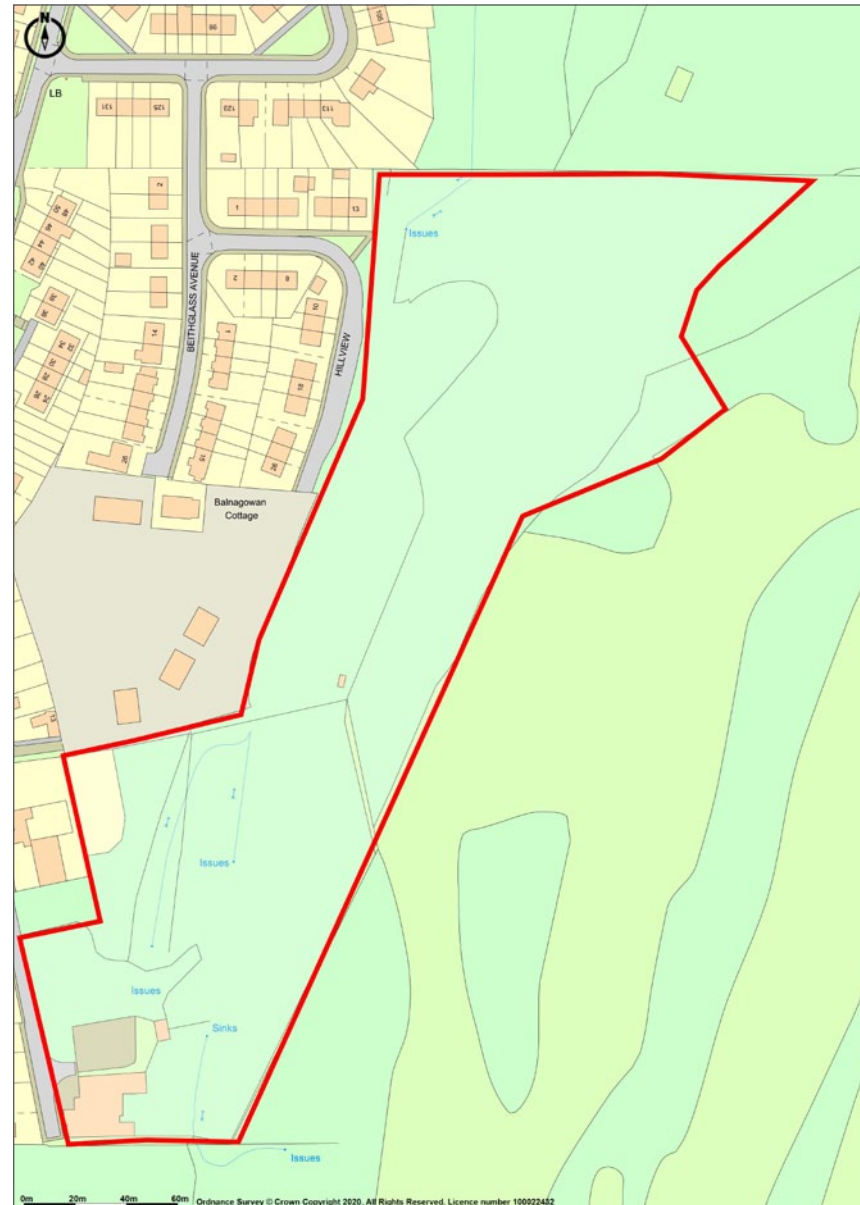
Savills are delighted to bring to the market an attractive site within the picturesque village of Skelmorlie which benefits from planning permission in principle for residential development. The site is located within an established residential part of the village and is bounded by Skelmorlie Golf Course.

## LOCATION

The site is located within Skelmorlie, a coastal village in Ayrshire on the West coast of Scotland which lies approximately 35 miles from Glasgow City Centre. The village benefits from attractive views overlooking the Firth of Clyde and is situated between the nearby towns of Largs, which lies 5.5 miles to the south, and Wemyss Bay, lying 2 miles to the north.

Skelmorlie lies within the Local Authority area of North Ayrshire and has a population of around 2000 residents. The village benefits from a range of local amenities as well as bars and restaurants and local convenience retail offers. Larger scale retail is available in nearby Largs. Skelmorlie Golf Club lies in close proximity to the site and lies adjacent to Clyde Muirshiel Regional Park.

Wemyss Bay train station is located in Wemyss Bay approximately 2 miles north of the village providing regular services to Glasgow Central Station and ferry services from Wemyss Bay link the village to Rothesay. Access to the motorway network is provided via the A78/Shore Road, which links to Junction 31 of the M8 at Langbank, 17 miles to the north east.



## DESCRIPTION

The site is located on the eastern edge of the village and forms the north western boundary of Skelmorlie Golf Club and extends to 3.74 ha (9.24 acres).

Access to the site is taken from Golf Road, which lies on the eastern edge of the village settlement.

The site is mainly formed of open land with trees and overgrown vegetation, to the road front is a hardstanding with a former workshop and transport garage.

## PLANNING

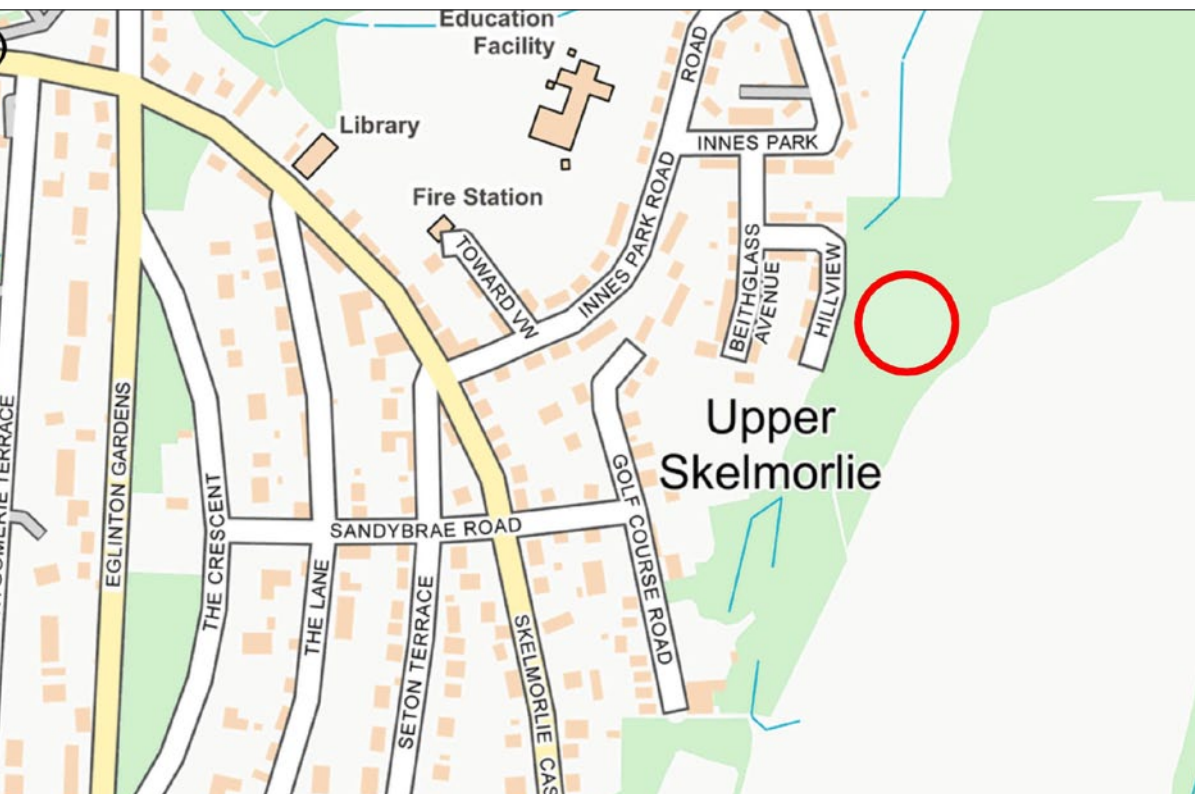
The site which is located within North Ayrshire Council benefits from planning permission in principle for residential development subject to conditions and was granted on 2nd October 2019 (Ref: 19/00322/PPPM). Interested parties should contact North Ayrshire planning department for any further information.

## OFFERS

Our clients are inviting offers for the heritable interest in the subjects as a whole.

Whilst fully intending to sell, the sellers are not bound to accept the highest or indeed any offer.





## CONTACT

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