



SITE AT NORTH OF BENVIEW,  
GARTLY, HUNTLY, AB54 4AQ

OFFERS OVER £180,000

peterkins



NO.	DATE	AMENDMENTS
0	00/00/00	0

DRAWING TITLE  
**Indicative Site Plan - 1:250 (A1)**  
 DATE: March 2021 JOB NO: 2131-01 DRAWN BY: Ryan Thompson

**Site to North of Gartly, Huntly.**

Proposed 5No. dwellingshouses

For B & F. Cowie.

**RT Architectural Design Services**  
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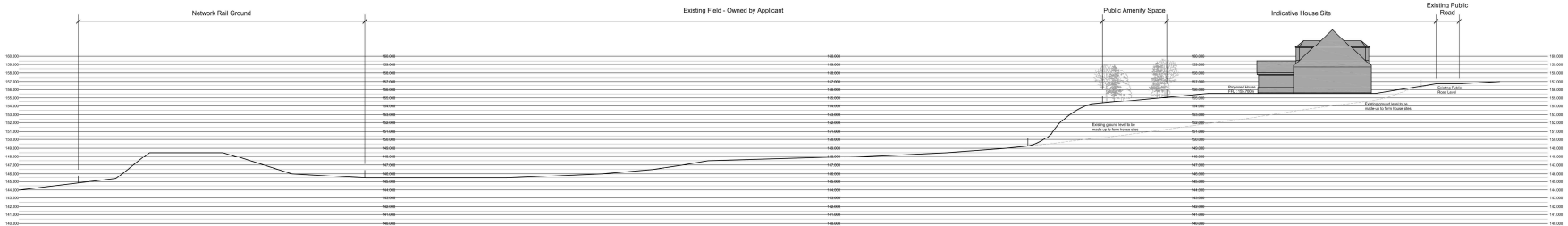


**APPROVED**

In terms of the decision dated and application reference:

APP/2021/1029  
 10/02/2022

Site Plan : Scale 1 : 250 (A1)



Cross Section A-A : Scale 1 : 250

**SITE AT NORTH OF BENVIEW,  
GARTLY, HUNTLY,  
AB54 4AQ**

**OFFERS OVER £180,000**

- Site with planning permission to erect 5 dwellinghouses
- Countryside location with Beautiful views
- Approximately 5 miles away from the town of Huntly
- Water and Electricity nearby

Viewing contact Peterkins  
(01466) 799352

We are delighted to offer for sale this exciting development opportunity to build 5 dwellinghouses on this idyllic site located in the lovely village of Gartly. The plot which measures around 1 acre has full planning permission to erect 4 semi-detached and 1 detached dwellinghouse overlooking the beautiful countryside. A copy of the Planning Permission is available on request or on the Aberdeenshire Council website. Planning Reference APP/2021/1029 Early viewing is highly recommend to appreciate the location and the views that this site has to offer.

**LOCATION**

The site is located a short drive from the family town of Huntly. The nearest amenities can be found in Huntly and Inverurie. Aberdeen and Elgin are also within commuting distance, being less than an hour's drive away. There are primary schools at Huntly or Kennethmont and Secondary schooling can be found at The Gordon Schools in Huntly.

**Huntly** has a population of just over 4,500 situated on the main road and rail route between "The Granite City" of Aberdeen and Inverness. Huntly is well known for the beautiful Huntly Castle overlooking the Gordon Schools. There are a variety of leisure amenities as well as shopping facilities (including two supermarkets). The town also has a Health Centre and hospital. Primary Education is available at Gordon Primary and secondary schooling is available at The Gordon Schools.

**GENERAL**

Electricity and water available nearby.

Interested parties should make their own enquiries to satisfy themselves as to the cost of connecting the services.

**DIRECTIONS**

**Travelling from Huntly** on the A97 towards Rhynie and Lumsden. Follow the road for approximately 5 miles and turn left where signposted Gartly. Pass the railway line and the site will be located on your left-hand side indicated by our For Sale Sign.



Do you want the best mortgage for you?

A Mortgage Advisor from our offices will be pleased to provide you with mortgage advice and recommendations unique to your individual circumstances. With our mortgage sourcing system we will review the best deals available from the UK's banks and building societies. For a free mortgage appointment, contact [financial@peterkins.com](mailto:financial@peterkins.com) or telephone 01467 672820. We may not be able to act for purchasers of the particular property. Authorised and Regulated by the Financial Conduct Authority. Your home may be repossessed if you do not keep up repayments on your mortgage. Written quotations are available on request.

All measurements have been taken using a sonic tape measure and therefore may be subject to a small margin of error. While we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you. Do so, particularly if contemplating travelling some distance to view the property. The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

**peterkins**

Aberdeen | Huntly | Inverurie | Keith | Alford

Huntly

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