



LAND AT HILLSIDE, DUFFTOWN, KEITH

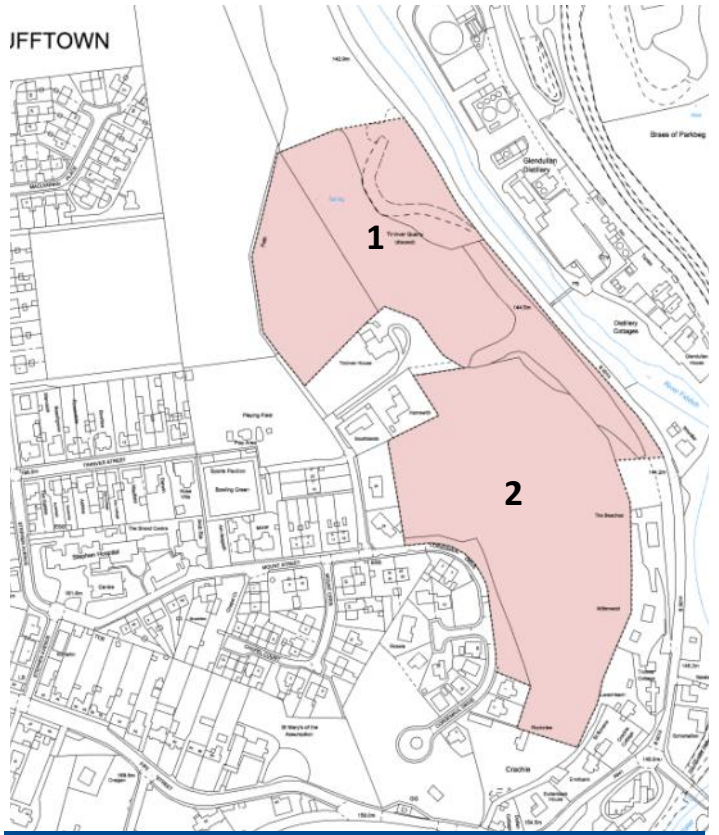
Land on the edge of Dufftown extending to 6.4 hectares
(15.8 acres) or thereby in total comprising two fields

OFFERS OVER £45,000

To view the property or for further
information please contact:

Aberdeen & Northern Estates
01467 623800
estates@anmgroup.co.uk

Aberdeen & Northern (Estates) Ltd
Thainstone Centre
Inverurie, AB51 5XZ



PLAN PREPARED FOR ILLUSTRATIVE PURPOSES AND GUIDANCE ONLY. NOT TO SCALE.



Directions

The two fields can be accessed from Corsemaul Drive, off Mount Street within the settlement of Dufftown as per the attached plan.

what3words location: dairy.eyelashes.disco

Near postcode: AB55 4EJ

Description

The land at Dufftown extends to 6.4 hectares (15.8 acres) or thereby in total with a section off Corsemaul Drive included within the Moray Council settlement boundary of Dufftown.

Included at the north, within Field 1 is Tininver Quarry the remains of a disused limestone quarry .

For IACS purposed the fields, both in grassland can be summarised as:

Field No.	FID	Ha	Acres
1	NJ/32838/40276	2.78	6.87
2	NJ/32962/40082	2.99	7.39
TOTAL		5.77	14.26

The land is classified as grade 3(2) by the Macaulay Institute for Soil Research and lies at an altitude of approximately 145-165m above sea level.

Basic Payment Scheme Entitlements

The land is IACS registered. BPS entitlements are not included with the sale. Field 1: BPS Region 2, Field 2: BPS Region 1. All LFASD

Offers

Offers should be submitted in full Scottish legal terms to this office along with anti-money-laundering ID paperwork.

Local Authority

Moray Council, High Street, Elgin, IV30 1BX

Note

Prospective purchasers should note that unless their interest is formally intimated to the selling agents following inspection, the agents cannot guarantee that notice of a closing date for offers will be advised and consequently the property may be sold without notice.

To view this property or for further information, contact our agent:

James Presly

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ZOOPLA **rightmove**

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Whilst every care has been taken in the preparation of these particulars, they are not warranted and will not form part of any contract.

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