





Development Plot, Denstrath View

Thorntons are pleased to offer to the market a development plot which has planning approval for the erection of three detached, generously proportioned houses. The development site is reasonably level and consist of open grass land and is located to the west of a row of established dwellings. The houses planned shall be close to Edzell Woods on the west and northern boundaries and shall look to parklands and playing fields to the south.

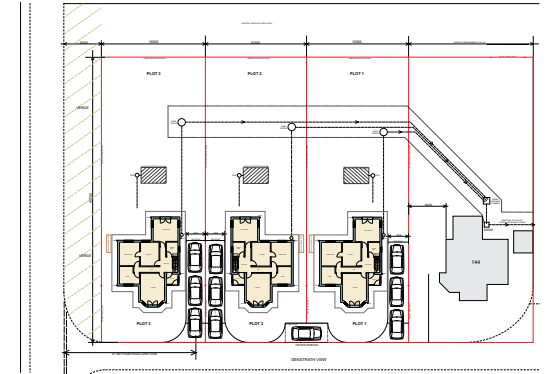
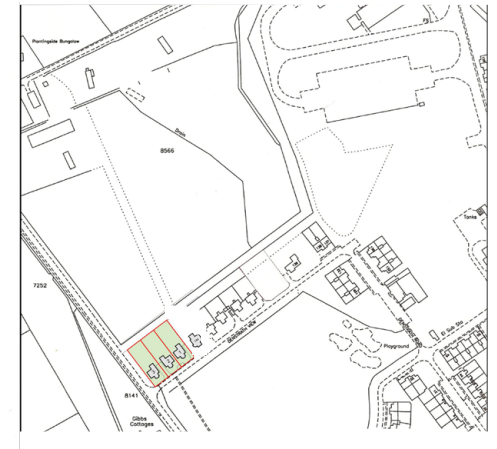
The houses which have been approved are designed as much as possible to sensitively blend in with the surrounding dwellings in the immediate area. The finishes for the houses follows closely the size, style & external appearance of the existing Denstrath View Properties whilst providing contemporary spacious family dwellings with well proportioned gardens.

There is straightforward access to the A90 motorway which is within a reasonably short driving distance. The A90 dual carriageway provides a link to the surrounding employment centres located in Aberdeen to the North, Brechin, Montrose, Forfar and Dundee to the south. Local amenities are available in the nearby village of Edzell 3.6 miles away less than a ten-minute driving distance from the location. Edzell is a charming village with lots to see and do, and is only a short drive from Brechin, 6 miles, schooling at primary level is available within the village.

For any onsite visits accompanied views are preferred however the site can be viewed from the road. For those who may choose to visit the site unaccompanied, Thorntons request that you do not wander onto the site and are mindful of and fully respect the privacy of the residents of the nearby properties.







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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.