

Property and Architectural Services

Cargen Tower • Garroch Business Park • Garroch Loaning • Dumfries • DG2 8PN • T: 030 33 33 3000 • W: www.dumgal.gov.uk/property



Old Hearse House, Crossmichael, Castle Douglas, DG7 3AD
Offers over £4,500 are sought.

Viewing and Further Information

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Property and Architectural Services
Dumfries and Galloway Council
Cargen Tower
Garroch Business Park
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Dumfries
DG2 8PN

Location

The Property is situated next to the Parish Church of Crossmichael. It sits only 4 miles away from the busy town of Castle Douglas and only 20 Miles away from Dumfries on the A75 trunk road.

The Property

The property was built in the 19th century and has a large double door at the front of the property. The property its self is constructed of random rubblestone walls under a double pitched slated roof. The property measures approximately 4.05m x 5.9m.

Crossmichael Church is Category A Listed, and although the building itself is not directly mentioned in the Listing, the walls are and the building forms part of the wall which is mentioned, effectively. Therefore it is likely that the building is Category A Listed.

Services

There are no services within the property.

Planning

A pre-planning application enquiry can be made online using a form to be found at www.dumgal.gov.uk/planning

Early advice should be sought from:

Development Management-Dumfries,
Kirkbank House, English Street, Dumfries, DG1 2HS
Telephone 01387 260199

Offers in excess of £4,500 are sought

It is likely that a closing date for offers will be set. Prospective purchasers are advised to note their interest in the property with Property and Architectural Services, preferably through their solicitor, in order that they may advised of such dates. On the closing date, offers must be submitted either;

In writing in a sealed envelope and entitled,

Old Hearse House

All written offers should be sent to :

Legal Services

FAO Supervisory Solicitor Conveyancing
Council Headquarters

English St

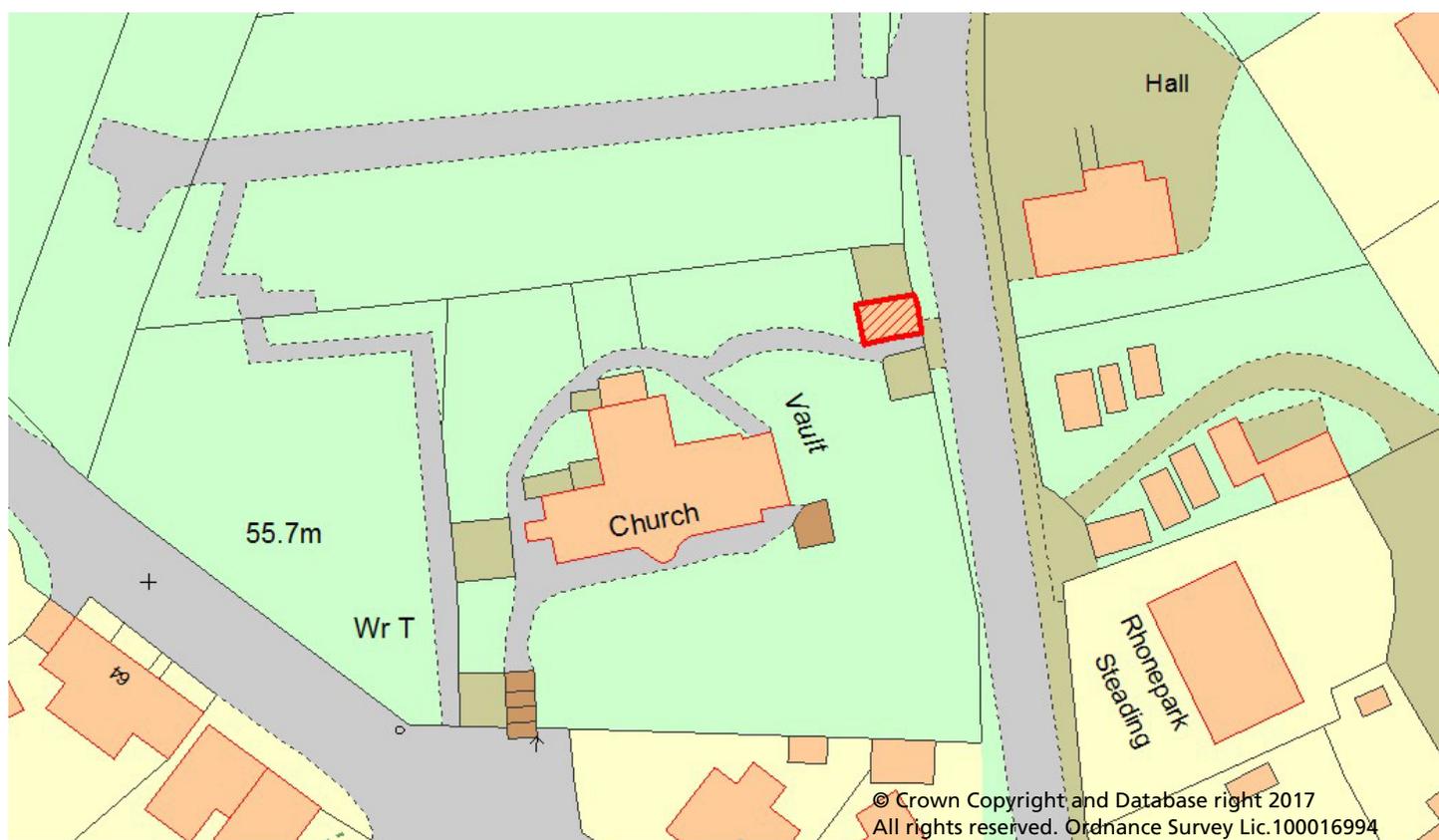
Dumfries and Galloway Council DG1 2DD

or;

emailed to (if backed up by a mailed hard copy)

propertyoffers@dumgal.gov.uk

The Council is not bound to accept the highest or any offers and late offers will not be considered.





Dumfries and Galloway Council give notice that:

1. The particulars are set out as a general outline for the guidance of intending purchasers and do not constitute, nor constitute part of, an offer or contract.

2. All descriptions, dimensions, areas, photographs and reference to condition, necessary permissions for use and occupation, and other details, are given without responsibility and any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Where dimensions are shown, these are approximate only.

3. Included systems and appliances are un-tested and sold as seen and no warranty is given. Prospective purchasers should make their own investigations and enquiries.

4. Neither these particulars nor any communications by Dumfries and Galloway Council relative to the sale of this property or any part thereof shall be binding upon the Sellers (whether acted on or otherwise) unless the same is incorporated within a written document signed by the Sellers or on their behalf and are tested in conformity with Section 3 of the Requirements of Writing (Scotland) Act 1995 or granted in pursuance of any such document.