

Bradburne & Co

Chartered Surveyors, Estate Agents

Dunfermline 6 Miles

Kirkcaldy 11 Miles

Land at Letham Dalgety Bay Fife

Perth 32 Miles

Edinburgh 16 Miles



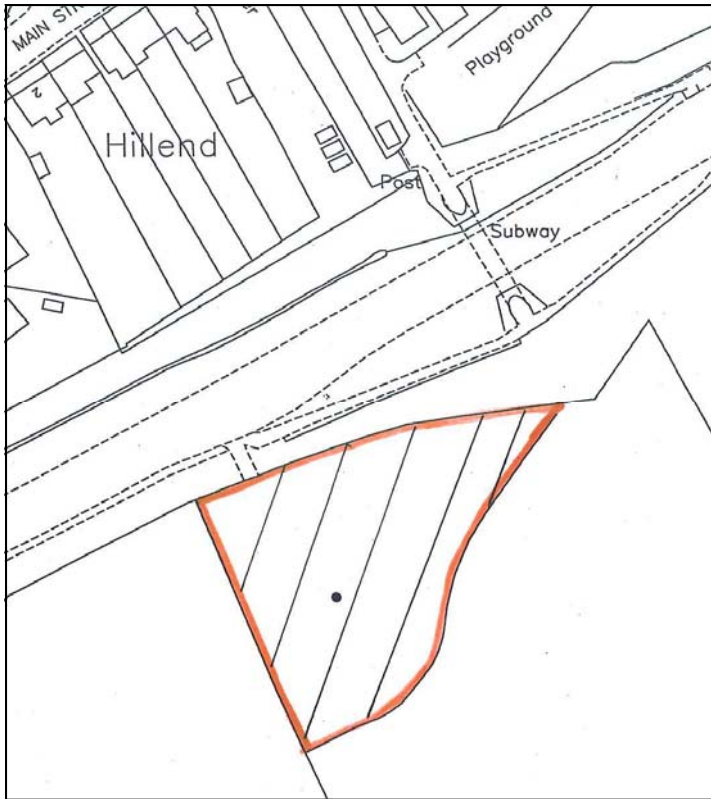
**AN AREA OF VACANT LAND SUITABLE FOR A VARIETY OF USES ON
THE EDGE OF DALGETY BAY WITHIN 1.5 MILES OF THE M90**

Roadside Frontage

Extending to 0.4 ha (1 acre) or Thereby

Bradburne & Co

Chartered Surveyors, Estate Agents



SITUATION

The land at Letham lies on the north side of Dalgety Bay near to the railway station and within easy reach of the central motorway network.

DESCRIPTION

An area of agricultural land sheltered by trees to the south and bounded by an agricultural fence. It has direct roadside access from the A921.

PLANNING

The land is designated as agricultural and would suit a builders yard or similar use subject to obtaining necessary consent.



VIEWING

Viewers can access the site at their own risk. Please inform the Selling Agents as that the owner can be notified 01334 479479.

SERVICES

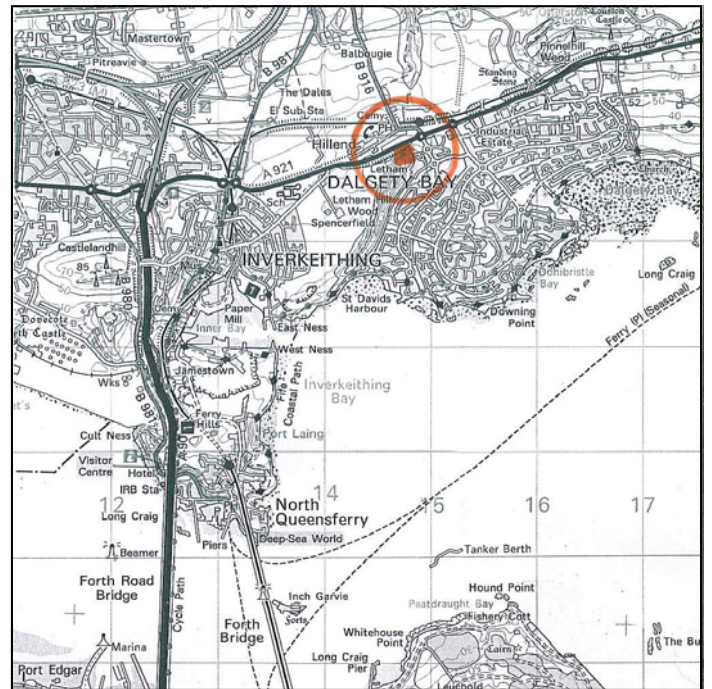
Mains electricity is adjacent. The purchasers will need to investigate the location of other services.

OFFERS TO:- Bradburne & Co., 139 South Street, St. Andrews, Fife. KY16 9UN.

ASKING PRICE: Offers Over £40,000 are invited.

DIRECTIONS

From the roundabout north of Dalgety Bay (next to BP Filling Station) head west towards motorway on A921. At the first bus stop on the left a galvanised 5 bar gate locates the entrance to the site.



IMPORTANT NOTICE

These particulars do not constitute any part of an offer or a contract. All statements contained herein, while believed to be correct, are not guaranteed. Intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars.

A closing date for offers may be fixed by the Selling Agents and prospective purchasers are urged to note their interest formally to the Selling Agents. The Sellers reserve the right to conclude a bargain for the sale of any portions of the subjects of sale ahead of a notified closing date and will not be obliged to accept either the highest or any offer for any part of the subjects of sale. Any plans or maps are reproduced from Ordnance Survey © Crown Copyright 2008 Licence Number 100010747.