



3 Castle Street, Kirkwall, KW15 1HE

Offers Over £180,000

K Allan Properties are delighted to present this unique development opportunity, situated in the town centre of Kirkwall to the market. The property is located in the heart of Kirkwall's town centre, close to all local amenities. 3 Castle Street comprises of a three storey building with a basement. The property is a former commercial building, which currently has planning permission for a proposed upper town house with a guest suite on the ground floor level. The property benefits from 3 off-road parking spaces alongside.

Planning currently approved : 23/316/PP. This approval is for an upper 2 story town house with a guest suite on the ground floor.

Previous planning reference : 19/390/PP. This approval was for 3 flats, which is now out of date.

Please note the floor plan attached is for the current proposed planning application

Electricity: Mains

Water: Mains

Drainage: Mains

Heating: Storage heaters

VIEWINGS

By appointment only, arranged through K Allan Properties.

Call 01856 876377 or email info@kallanproperties.co.uk

BEST ESTATE AGENT GUIDE

When you choose to work with us, you are officially working with one of the UK's Best Estate Agents.

We received this award in 2023 for sales and are delighted to have been invited back to London for our award in November for 2024.

The very best agents are listed in The Best Estate Agent Guide - a website for sellers to help them choose who the best agents are in their area.

If you want to achieve the best results for your property sale, combined with receiving the best customer service, we would love to help.

OFFERS TO

K Allan Properties

Watergate

Kirkwall

KW15 1PD

OR VIA EMAIL WHICH CAN BE FOUND ON OUR WEBSITE

DISCLAIMER

Whilst we endeavour to make these particulars accurate, they do not offer/form any part of a contract on offer and are not guaranteed.

Measurements are approximate. We have not tested electricity, gas or water services or any appliances.

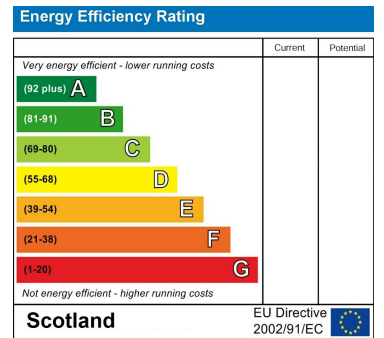
Photographs may have been taken with a wide angle lens.

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Watergate, Kirkwall, Orkney, KW15 1PD

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