Hawick
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SOLICITORS & ESTATE AGENTS

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2 Acre Site Adjacent To Parkdaill, Hawick, TD9 0JR

Description
An excellent opportunity to acquire a substantial parcel of land extending to approximately 2 acres, occupying a prominent position adjacent to the established residential area of Parkdaill on the outskirts of Hawick.

The site is currently laid to grazing and enjoys an attractive setting with open outlooks across the surrounding countryside whilst remaining conveniently located for access to the town centre and wider Borders road network. The land benefits from three existing access points, offering excellent accessibility, together with pre-approved plans for the formation of a tarmac access directly from the A7. Services are understood to be available within close proximity to the site boundary, with a water supply understood to be available on site.

The land may appeal to a variety of purchasers, including those seeking amenity or grazing land, a self-build opportunity, lifestyle buyers, investors, or those wishing to explore future development potential, subject to obtaining all necessary consents. The flexibility of the site, combined with its accessible location and attractive surroundings, creates a rare opportunity within the local market.

Location
The site occupies an enviable edge-of-town position at Parkdaill, situated on the south-western approach to Hawick from the A7 trunk road. Hawick is the largest town in the Scottish Borders and offers a comprehensive range of amenities including supermarkets, independent retailers, leisure facilities, primary and secondary schooling, healthcare services, and a variety of cafes, restaurants and public houses.

The town enjoys excellent transport links throughout the Borders and to the Central Belt, making the site well placed for both local purchasers and those seeking a rural lifestyle within commuting distance of larger centres.

Services
A water supply is understood to be available on site. Other mains services are believed to be located within close proximity to the site boundary, however no warranty is given in this regard and interested parties are encouraged to make their own investigations with the relevant statutory authorities.

Planning & Future Potential
Whilst no planning permission has been sought or granted for the site, its position adjoining the Parkdaill area of Hawick, combined with its accessibility and attractive setting, may present an exciting opportunity for a range of future uses, subject to all necessary consents.

Potential purchasers may wish to investigate opportunities for a self-build home, holiday lodges, tourism accommodation, glamping facilities, equestrian use or other leisure-related ventures. The site's flexibility and strategic location are likely to appeal to developers, investors and lifestyle buyers alike.

Viewings
Strictly by appointment with the sales agent. Please contact Cullen Kilshaw, Hawick to arrange your appointment to view.



Full members of:

Whilst these particulars are prepared with care and are believed to be accurate neither the Selling Agent nor the vendor warrant the accuracy of the information contained herein and intending purchasers will be held to have satisfied themselves that the information given is correct.