



Greenwall, North Ronaldsay, KW17 2BE

Offers Over £60,000



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# Greenwall Greenwall

North Ronaldsay, KW17 2BE

- ISLAND BUILDING PLOT WITH SPECTACULAR SEA VIEWS
- PLANS AVAILABLE FOR 3-4 ARCHITECT DESIGNED HOME
- OIC PLANNING REFERENCE 11/166/PP
- TO VIEW, SIMPLY VISIT THE SITE
- 2 OUTBUILDINGS AND A SUPPLY OF BUILDING STONE FROM THE ORIGINAL CROFT
- FOUNDATIONS AND DRAINAGE COMPLETED
- WHAT3WORDS LOCATION: //products.qualifier.electrode

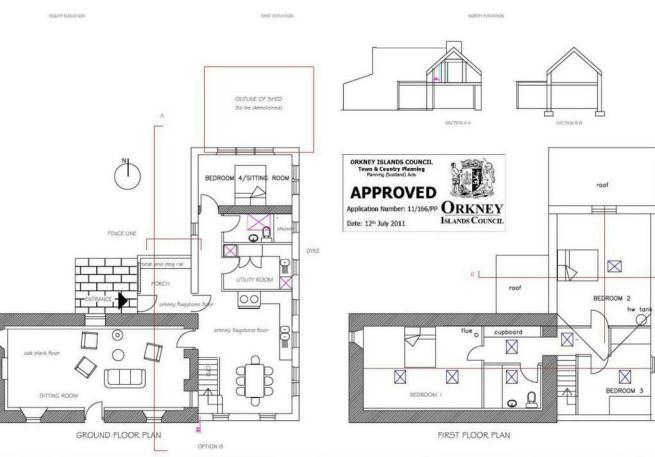
Welcome to Greenwall, a beautifully positioned building plot on the peaceful island of North Ronaldsay. The plot is situated close to the shore and benefits from a spectacular sea view with the lighthouse visible to the North. There are 2 outbuildings and a supply of building stone from the original croft.

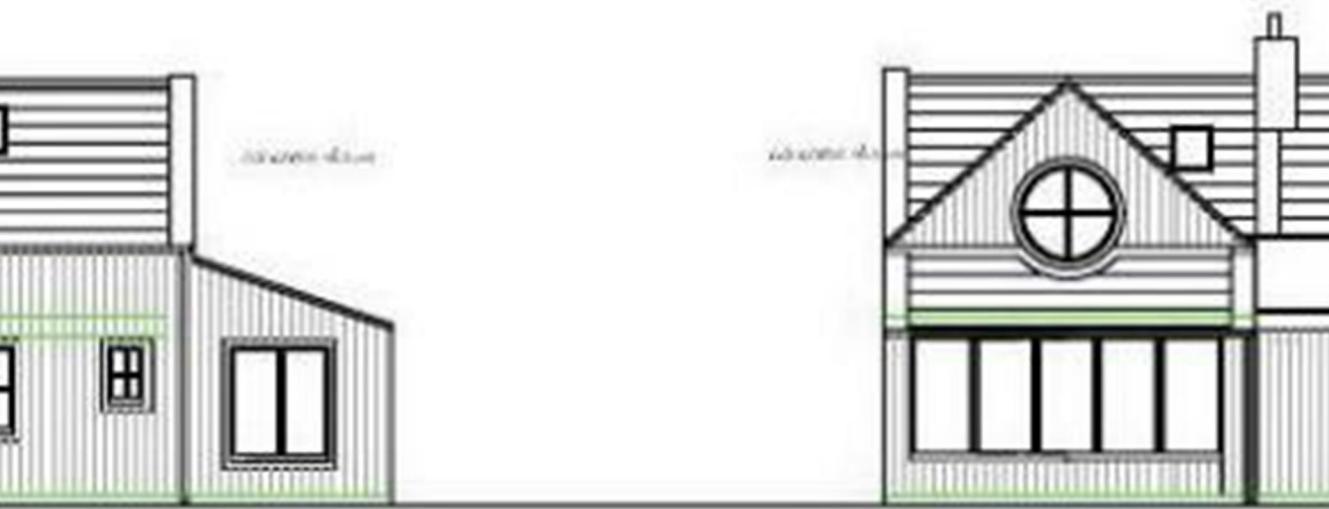
North Ronaldsay is the northernmost island in the Orkney archipelago and offers a truly unique and peaceful island lifestyle. Renowned for its dramatic coastline, unspoilt natural beauty and strong sense of community, the island provides a rare opportunity to enjoy life at a gentler pace, surrounded by sea and sky.

The island is perhaps best known for its distinctive seaweed-eating sheep, which are found nowhere else in the world, and for the recently restored Lighthouse, one of Britain's earliest. North Ronaldsay is also noted for its migrating birds and Bird Observatory. The site overlooks Brides Ness, a prominent bird habitat and the round window in the planned house looks out towards it. The coastline stretches for approximately 11 miles and is encircled by a historic dry-stone sheep dyke, adding to the island's remarkable character.

Despite its tranquil setting, North Ronaldsay offers essential local amenities including a community shop, primary school, airstrip with regular flights to Kirkwall, ferry connections from Kirkwall, a post office, heritage centre and active community groups. The island has a vibrant and welcoming population, with regular social events and a strong tradition of volunteering and island enterprise.

North Ronaldsay provides an exceptional setting for wildlife with seals and seabirds in close proximity. Orcas and a walrus have been sighted. It is ideal for those walking or simply seeking space and solitude in its wild open landscapes, sandy beaches and panoramic sea views.





NORTH ELEVATION

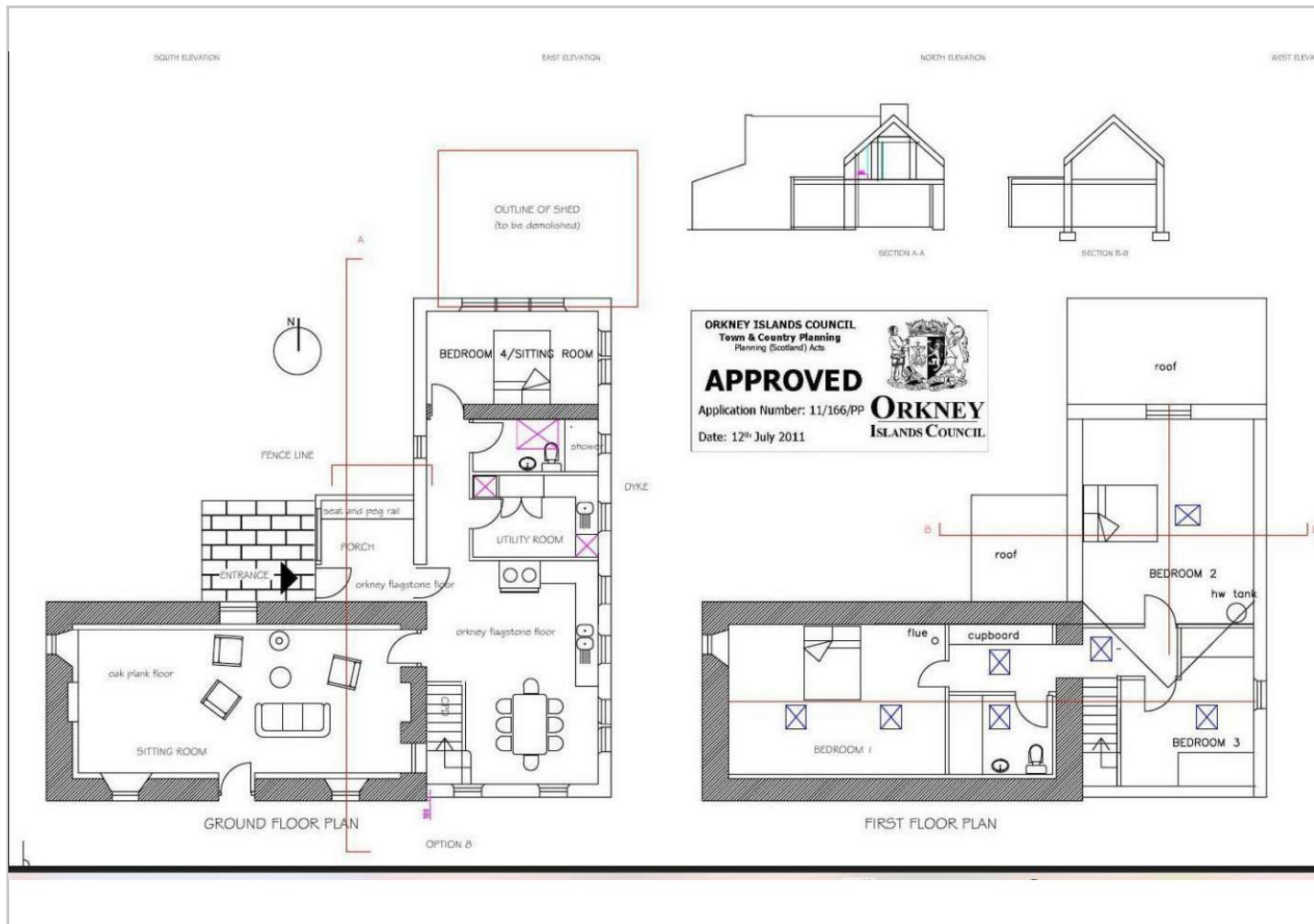
Directions



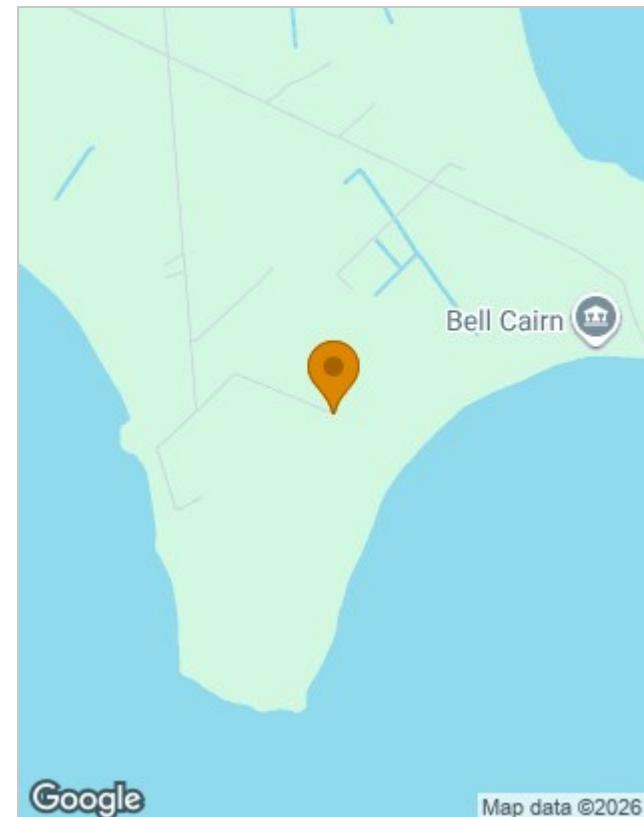
Write a description for your map.



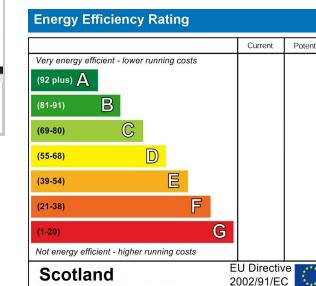
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our K Allan Properties Office on 01856 876377 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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