



Plot 6 At Crannich Farm, Aros, Isle of Mull, PA72 6JP  
[bellingram.co.uk](http://bellingram.co.uk)



**Bell  
Ingram**



# Property Description

Set in a central location area on the picturesque Isle of Mull, the plots at Crannich Farm offer buyers an opportunity to acquire a choice of two desirable development plots, a wonderful opportunity for those looking to develop their dream home in this popular island location.

The plots benefit from easy access from the island road and each plot enjoys far reaching views across the surrounding countryside. Mains electricity is located close by for connection. It is envisaged that the successful purchaser will be responsible for the installation of a septic tank or sewage treatment plant as part of the build process. The sellers shall grant the rights to draw from a private water supply, located on the farm.

Plot 6 extends to approximately 0.61 acres (0.25 hectares) and is currently occupied by a general-purpose agricultural shed. An option exists to acquire additional land adjacent to this plot, subject to separate negotiation. Further details of planning permission can be found on the Argyll and Bute planning portal under reference 23/02351/PPP.

Plot 1, extending to approximately 0.84 acres (0.34 hectares), is the larger of the two plots, offers private access from the single-track island road, with a track rising to

give access to the plot. Further details of planning permission can be found on the Argyll and Bute planning portal under reference 22/02407/PPP.

The Isle of Mull is the second largest island within the Inner Hebrides. The island is accessed via a regular car ferry service from Oban to Craignure. Services from Kilchoan on the Morvern and Ardnamurchan peninsulas

respectively are also available.

There is a small airstrip at Glenforsa suitable for private aircraft and a main line train service operating several times daily between Glasgow and Oban - some connecting directly with the ferries.

Mull boasts an extraordinary and diverse range of scenery, wildlife and leisure activities which brings large number of visitors throughout the year. The island also hosts a number of music and arts festivals plus the annual Tour of Mull car rally. In the sea surrounding Mull there are various trips provided to local puffin and seal colonies and also to Iona, and the island of Staffa where many tourists visit Fingal's Cave.

# Plans

Land Area Approximately  
**0.61 Acres (0.25 Hectares)**

## Location

The Isle of Mull is the second largest island within the Inner Hebrides. The island is accessed via a regular car ferry service from Oban to Craignure. Services from Kilchoan on the Morvern and Ardnamurchan peninsulas respectively are also available.

Directions: From Oban, take the Calmac ferry to the Isle of Mull, arriving in Craignure. Upon leaving the ferry, turn right and follow the road for approximately 11 miles to Salen. Continue through the village, heading along the coastal road for approximately one mile before turning left at the bridge, following signs for Dervaig. The plots are located on the left-hand side after approximately two miles, each one clearly marked by a Bell Ingram sale board. What3words – [///flow.craft.aunts](https://www.what3words.com/flow.craft.aunts)



Plot 6 At Crannich Farm, Aros, Isle of Mull, PA72 6JP

Guide Price £90,000

# Details

## Local Authority

Argyll and Bute

## Tenure

Freehold

## Services & Additional Information

Mains electricity and BT phone/internet services are located close by for connection. It is envisaged that a suitable private drainage system will be installed as part of the build process. Each plot will be served by a private water supply, located on the surrounding farmland. Permission shall be granted for routing of the supply pipe from the water source to the plot boundary.

Offers must be submitted in Scottish legal terms to the Selling Agents. A closing date for offers may be fixed and prospective purchasers are advised to register their interest with the Selling Agents following inspection. Under the 5th directive of the Money Laundering Regulations 2019, effective from 10th January 2020, we are required to carry out anti-money laundering due diligence on the successful purchaser to allow completion of the sale.

The property is sold subject to and with the benefit of all servitude rights, burdens, reservations and wayleaves. The Purchaser(s) will be held to have satisfied himself as to the nature of all such servitude rights and others.

Photographs - August 2024

Enquire



Andrew Fuller

Oban

01631 566122

oban@bellingham.co.uk



Tax Calculator



Free Market Appraisal



View Digital Brochure



Property Search



View On Website

Viewing strictly by appointment

Published: February 2026

Property Ref: OBN240132

powered by

**FluxPro**

Important Notice: Bell Ingram, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Bell Ingram have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



Plot 6 At Crannich Farm, Aros, Isle of Mull, PA72 6JP

Guide Price £90,000