
House Site 2 and Lower Ground, Laga, Acharacle, Highland, PH36 4JW
bellingram.co.uk
Bell
Ingram







House Site 2 and Lower Ground, Laga, Acharacle, Highland, PH36 4JW

Offers Over £185,000

Property Description

Set in a spectacular elevated position on the Ardnamurchan Peninsula, the Land at Laga Farm presents a rare opportunity to purchase one of two superb development sites, each accompanied by its own parcel of hill land. This natural environment includes open hill ground, fenced native woodland, and prepared development platforms suitable for residential development.

House Site 2 (within Land Area B) previously held planning permission in principle for a single residential dwelling, and it is expected that any offers will be subject to reinstatement of this consent.

The extensive landholding offers excellent potential for woodland planting and open hill deer stalking, while the established native woodland provides scenic walking opportunities. Both parcels sit within a National Scenic Area and form part of the Sunart Oakwood and National Rainforest, making them highly suitable for rewilding or long term conservation projects.

Mains electricity and private water supplies are located nearby for connection, and the site has already been levelled in readiness for development. A formed access track leads directly from the public road.

Both sites command exceptional views over Loch Sunart and the dramatic surrounding landscape—an idyllic setting for buyers seeking peace, seclusion, and a close relationship with nature.

The area is renowned for its abundant wildlife, including red deer, golden eagles, and otters, making it ideal for outdoor enthusiasts and conservation-minded purchasers.

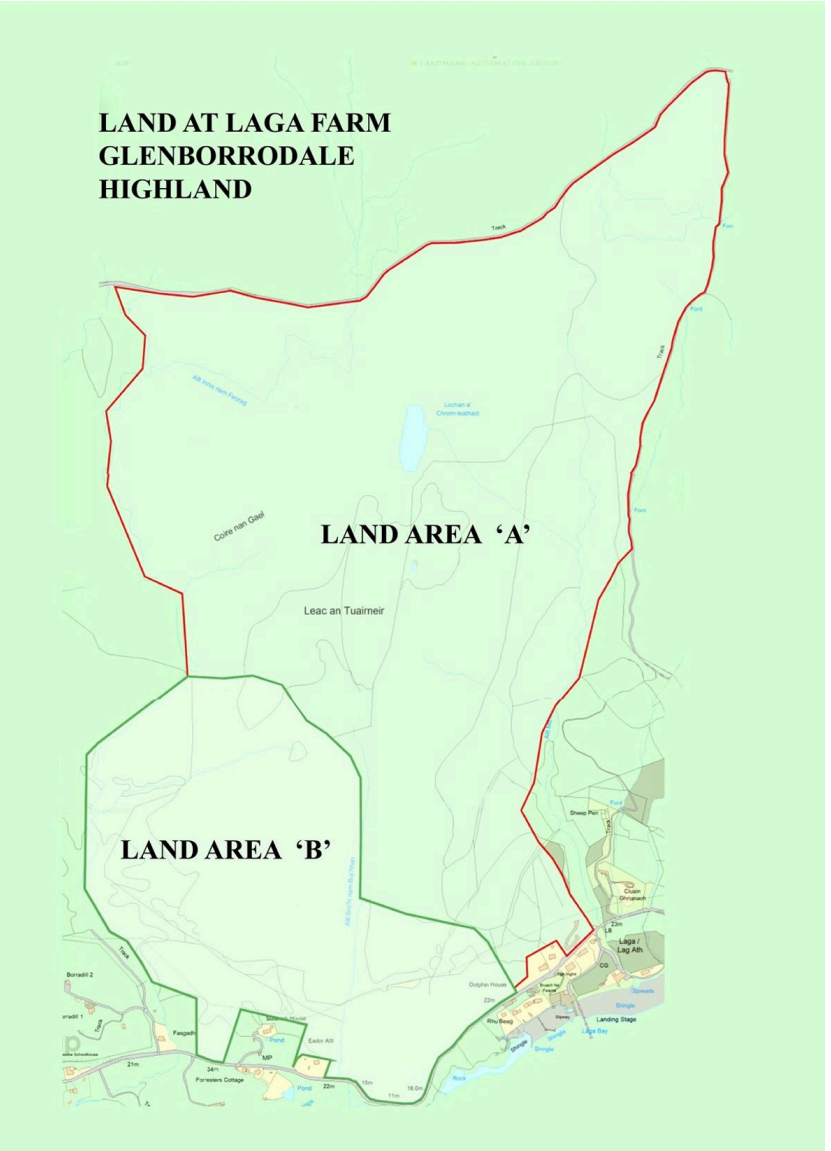
Despite its rural tranquillity, the location benefits from convenient access to local amenities and attractions. The Ardnamurchan Peninsula is celebrated for its pristine beaches, scenic walking routes, and strong community spirit, while still offering exceptional privacy.

This is a rare chance to enjoy the charm of remote Highland living combined with the potential for bespoke residential development in one of Scotland's most beautiful regions.

House Site 2 and Land Area B – approximately 60 hectares – Offers Over £185,000.

Plans

Approximate gross external area
148 acres



Location

The development plots at Laga Farm are located on the southern shore of the beautiful Ardnamurchan Peninsula, an area renowned for its dramatic coastline and exceptional natural surroundings.

Wildlife is abundant, with regular sightings of otters, seals, porpoises, red deer, golden eagles, white tailed eagles, and a diverse range of birdlife—all visible from the property.

Outdoor enthusiasts will find plenty to enjoy, including sailing, angling, kayaking, and whale watching. Nearby villages such as Salen and Acharacle provide essential local amenities, including a primary school, medical and dental services, shops, and hotels.

Bell Ingram

House Site 2 and Lower Ground, Laga, Acharacle, Highland, PH36 4JW

Offers Over £185,000

Details

Local Authority
Highland Council

Tenure
Freehold

Services & Additional Information

Mains services are located close by for connection.

Servitude rights, burdens and wayleaves
The property is sold subject to and with the benefit of all servitude rights, burdens, reservations and wayleaves, including rights of access and rights of way, whether public or private, light, support, drainage, water and wayleaves for masts, pylons, stays, cable, drains and water, gas and other pipes, whether contained in the Title Deeds or informally constituted and whether referred to in the General Remarks and Stipulations or not. The Purchaser(s) will be held to have satisfied himself as to the nature of all such servitude rights and others.

Viewings
Strictly by appointment through the sole selling agents. If there is a particular aspect of the property which is important to you, then please discuss it with a member of Bell Ingram staff before viewing in order to avoid a wasted journey.

Particulars and Photographs-
February 2026

Enquire

Bell Ingram



Andrew Fuller

Oban

01631 566122

oban@bellingram.co.uk

Tax Calculator

Free Market Appraisal

View Digital Brochure

Property Search

View On Website

Viewing strictly by appointment

Published: March 2026

Property Ref: OBN260025

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.

Bell Ingram

House Site 2 and Lower Ground, Laga, Acharacle, Highland, PH36 4JW

Offers Over £185,000