Apartment 2,
Eaisdale House,
Shore Road,
Whiting Bay,
KA27 8QW

Arran
ESTATE AGENTS
ISLAND OWNED & RUN SINCE 1990

2 Bed Apartment located in Shore Road

Welcome to Apartment 2, Eaisdale House - a beautifully converted ground floor apartment located in the picturesque village of Whiting Bay on the Isle of Arran. This charming and spacious home boasts two well-appointed double bedrooms with a contemporary shower room and open plan living, making it an ideal choice for both first-time buyers and those looking to downsize.

As you enter the apartment, you are greeted by an inviting open plan living, dining, and kitchen area. The picture bay window draws you immediately to take in the stunning, uninterrupted views across the Firth of Clyde. This home has a warm and welcoming atmosphere with a high standard of finish throughout, the meticulous attention to detail ensuring that it is both stylish and comfortable.

Apartment 2 is not only a lovely home but also presents an excellent opportunity for investment, as it is currently a popular holiday rental. Its prime location with off road parking and private patio area, in the popular village of Whiting Bay, make it a desirable destination for visitors seeking the beauty and tranquillity of the Isle of Arran.

Whether you are looking for a perfect starter home, a retirement retreat, or an investment opportunity, this apartment at Eaisdale House is sure to impress. With its beautiful presentation and convenient accessibility, it is a rare find in such a sought-after area. Don’t miss the chance to make this delightful property your own.

Open plan living / dining / kitchen

25'11" x 13'8" overall
The entrance door to the side of Eaisdale house opens into the spacious open plan living area with its contemporary, classic decor, one highlight of the room is the large bay window taking in the stunning sea views across the Firth and Clyde to the Ayrshire coastline.
A beautiful multifuel stove and surround is a focal point for the lounge area.
The beautifully fitted kitchen area, to the the rear of the open plan living space, is fitted with timber shaker style wall and base units, integrated applicances include electric oven / hob, fridge freezer and a washing machine.
The island unit is fitted with the sink and the perfect spot to stand and wash the dishes taking in the wonderful view through the bay window.
The island unit is also fitted with extra cupboards with a breakfast bar seperating the kitchen.
There is also a handy hidden pantry cupboard for hiding away all your housekeeping essentials!

Hallway

4'6" x 12'8" overall
To the rear of the kitchen area, the hallway leads on to the shower room and bedrooms. There is space for hanging all your outdoor gear and a cupboard housing the hot water tank and electric boiler.

Bedroom 1

14'10" x 8'3"
A good size double bedroom with windows taking in the view to the side and patio garden area.

Bedroom 2

11'8" x 10'0"
A second spacious double bedroom with a window to the rear of Eaisdale House.

Shower room

5'10" x 9'6"
The bright shower room has a frosted window to the side gardens and is fitted with a white suite with a corner shower and vanity unit.

Services

Eaisdale House, Apartment 2, is connected to mains electricity, water with drainage to a septic tank (shared with Apartments 1 and 3)
Central heating and hot water is by the wet electric central heating system supplying radiators throughout.
This is supplemented by the traditional multifuel burning stove in the lounge.

Garden

The shared access driveway leads on to the front of Apartment 2, where there is space for parking two cars and a private seating / patio area towards the rear.
To the front of Eaisdale house a turning area has been created, which gives access to the other two aparments within the building.

Council Tax

As the apartment is currently a holiday letting property, with an STL licences and non domestic business rates currently apply.
Please contact North Ayrshire council for further information and reassement for council tax if required.

Short term let holiday license

Apartement 2 comes with a short-term let license, presenting a unique opportunity for those considering rental options. Although not being sold as a business, the property could be offered as a turnkey solution, with all fixtures, fittings, furniture, and equipment available by separate negotiation.
* The STL License is issued by North Ayrshire Council and if the new buyer wishes to continue operating the cottage as a STL, our seller (Host) will apply for a Variation of the licence, inviting North Ayrshire Council to substitute the new buyer as the Host.

A little more information

Whiting Bay is one of Arran's largest villages, with its beautiful sandy beach and has easy access to the many forestry and country walks nearby at the picturesque Glenashdale and Fairy Glen.

The village primary school is close by and the secondary school is in Lamlash village, just 3 miles to the north. Whiting Bay is a bustling and friendly community with a large well used village hall, local pub, restaurants, excellent shops, an 18 hole golf course and bowling green amongst many other amenities.

The Isle of Arran is an incredible place to call home. With clean air, clear water and some of Scotland's most incredible scenery, you can share your island with eagles, otters, red squirrel and deer. The island communities are small enough to become involved, yet big enough to keep you interested and growing. We can't recommend it enough.

Call us for viewing appointments or to request a copy of the Home Report!

What3words///

Every 3 metre square of the world has been given a unique combination of three words.
Used for navigation, here are the words for this property:
What3words///talent.goodnight.saints

Floor Plan

Floor plan is not to scale and is to be used for guidance only. Room sizes are approximate.

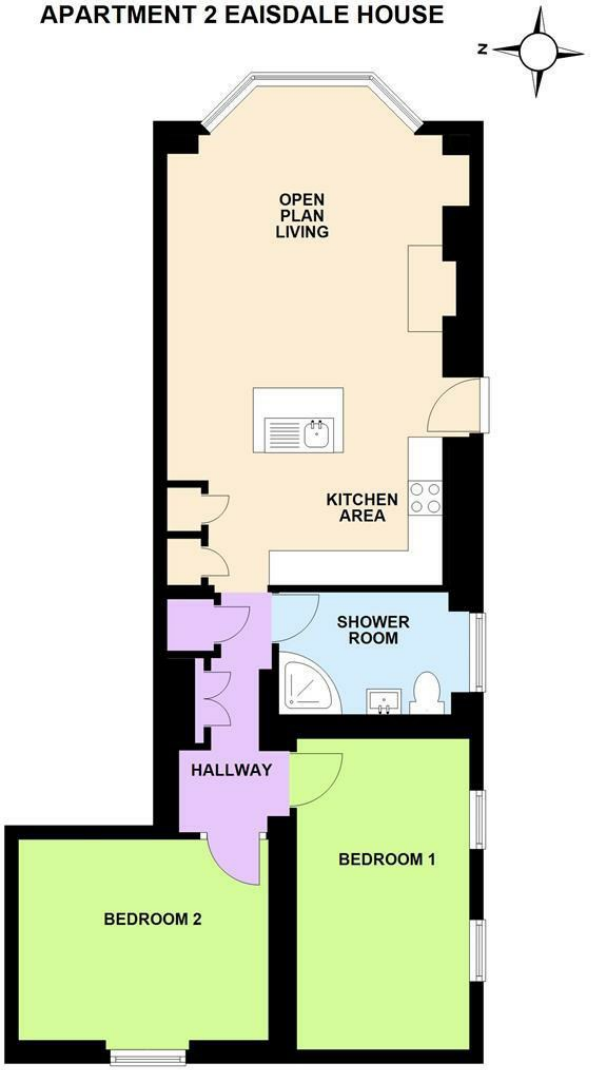
Viewings by appointment

Please note that viewings are strictly by appointment.
The vendor or their agent reserves the right to accept any offer at any time without prior notice being given. However the agent will, so far as is reasonably possible, advise all prospective purchasers who have notified the agents of their intention to offer, of any closing date and time which may be set. These particulars are believed to be correct but their accuracy is not guaranteed and they should not form or constitute any part of any contract.

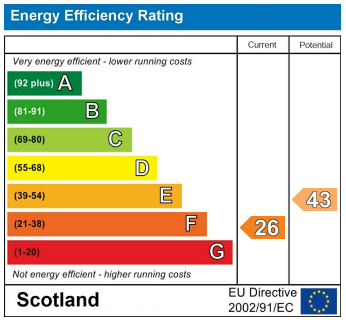
Cal Mac travel details

If you intend to travel to Arran from the mainland and want to bring your own transport please contact Caledonian MacBrayne to reserve the car and check that the ferry is sailing to timetable on the day of travel.
Caledonian MacBrayne Tel: 01770 460 361 www.calmac.co.uk

APARTMENT 2 EAISDALE HOUSE



TOTAL AREA: APPROX. 63.5 SQ. METRES (683.3 SQ. FEET)



DIRECTIONS

From Brodick Pier turn left and proceed through Lamlash to Whiting Bay. Travel through the village over Glenashdale Bridge and take the second driveway on the right handside. Apartment 12 Eaisdale House front entrance is to the lefthand side of the building. What3words///talent.goodnight.saint

CONTACT

Invercloy House Brodick
Isle of Arran
North Ayrshire
KA27 8AJ

E: sales@arranestateagents.co.uk
T: 01770 302310
www.arranestateagents.co.uk

Arran ESTATE AGENTS
ISLAND OWNED & RUN SINCE 1990