

Dalvadie Farm

STONEKIRK, STRANRAER, DG9 9DZ



Unlock the potential of bespoke rural living with the distinguished 4/5-bedroom farmhouse in Stoneykirk, Stranraer, set on approximately 3 acres of land



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Embark on a journey of timeless allure with Dalvadie Farm, an enchanting 4/5-bedroom farmhouse nestled on approximately 3 acres of land in the embrace of Stoneykirk, Stranraer. This distinctive property, exclusively presented by Mcewan Fraser Legal, beckons those with a discerning taste for bespoke rural living.

THE FAMILY ROOM



Dalvadie Farm stands as an emblem of architectural grandeur, offering a canvas for your imagination to weave a narrative of luxury and comfort. This 4/5-bedroom farmhouse presents an extraordinary foundation upon which to build a residence of unparalleled sophistication.

THE KITCHEN



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build a residence of unparalleled sophistication



RECEPTION/BEDROOM 5 (GROUND FLOOR)





Step into a realm of opulence with five newly renovated bathrooms that epitomise modern indulgence. Meticulously designed, each bathroom seamlessly marries contemporary aesthetics with the rustic charm of the farmhouse, offering a sanctuary of tranquillity and style.

BEDROOM 1





BEDROOM 2



BEDROOM 3



BEDROOM 4



Dalvadie Farm unfolds over approximately 3 acres of verdant land, a pastoral expanse that invites you to create your own private retreat. Ideal for horses and livestock, the grounds are a symphony of possibilities, waiting to be shaped into the idyllic rural haven of your dreams. A small duck pond adds a touch of whimsy, contributing to the property's enchanting allure.

The large porch beckons you to step outside and immerse yourself in the breathtaking surroundings. This outdoor sanctuary is an extension of the living space, offering a tranquil setting to unwind, entertain, or simply envelop yourself in the beauty of nature that Dalvadie Farmhouse has to offer.

Dalvadie Farm aligns with modern sensibilities, featuring seamlessly integrated solar panels. Embrace sustainable living while relishing the energy efficiency and eco-consciousness that come with harnessing the power of the sun in the heart of rural Stranraer.

EXTERNALS

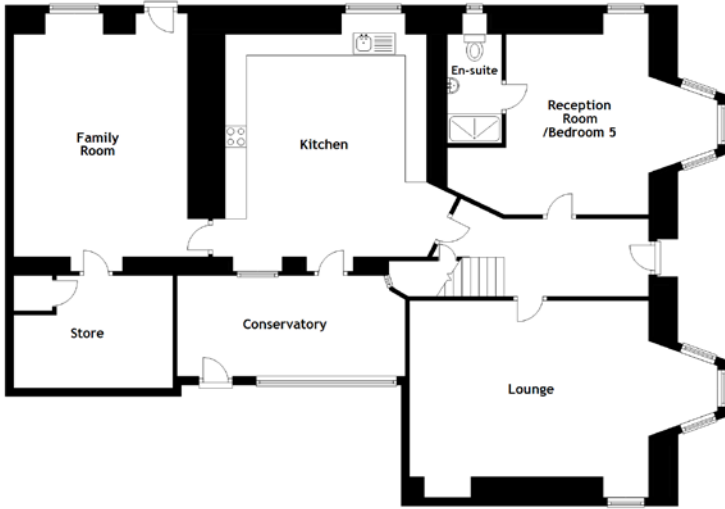


Discover the rare luxury of seclusion with no near neighbours. Dalvadie Farm offers a retreat from the noise of urban life, providing an opportunity to embrace the tranquillity of the Stranraer countryside in blissful isolation.

This as an invitation to put your own stamp into its timeless architecture. This is an opportunity to shape a residence that harmoniously blends heritage with contemporary elegance, creating a haven that resonates with your unique style.



FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Ground Floor

Lounge	7.35m (24'1") x 4.20m (13'9")
Kitchen	4.80m (15'9") x 4.62m (15'2")
Family Room	4.80m (15'9") x 4.15m (13'7")
Conservatory	5.35m (17'7") x 2.40m (7'10")
Store	3.80m (12'6") x 2.50m (8'2")
Bedroom 5	6.45m (21'2") x 4.30m (14'1")
En-suite	2.60m (8'6") x 1.30m (4'3")

First Floor

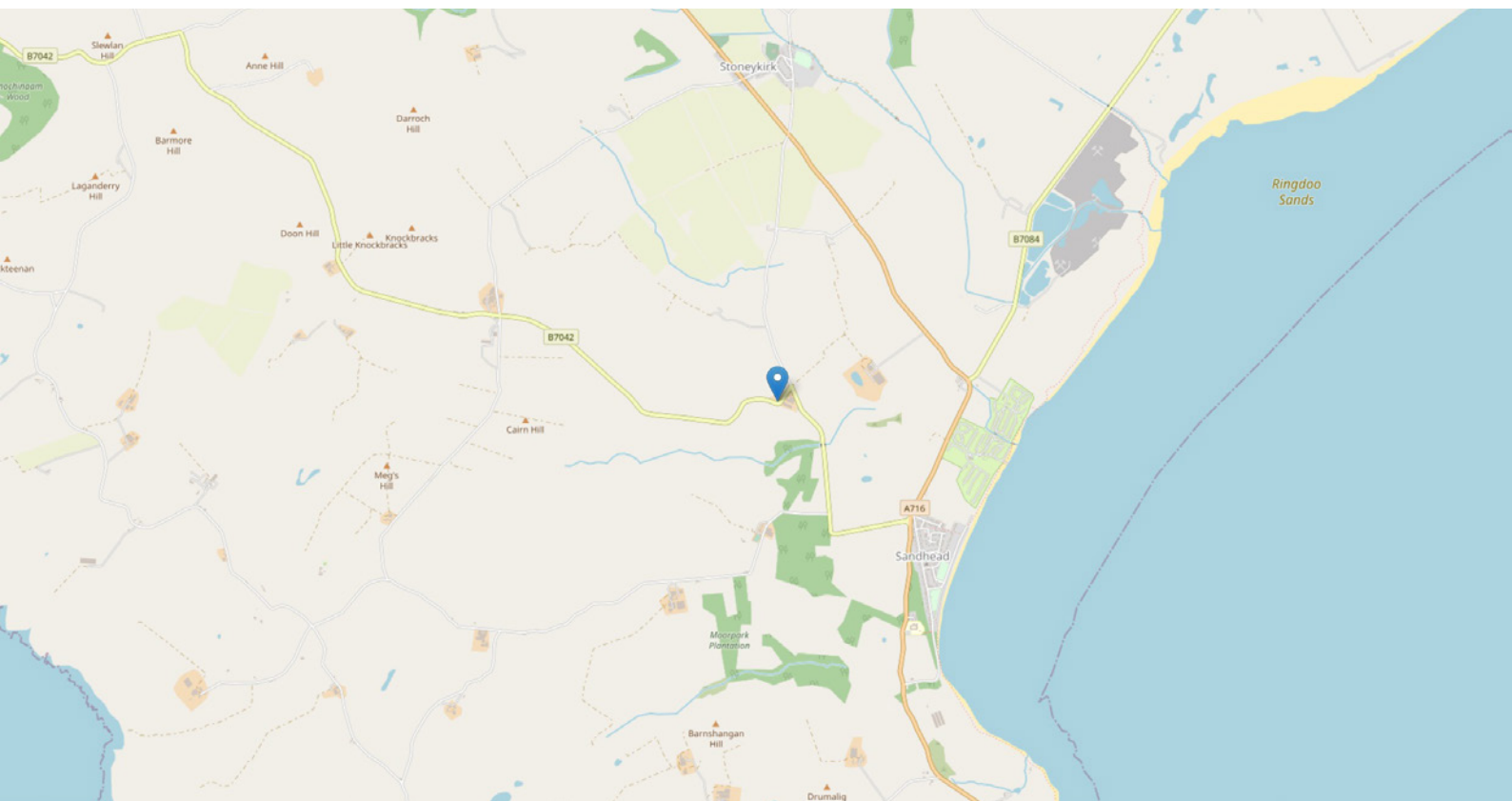
Bedroom 1	3.35m (11') x 2.85m (9'4")
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En-suite	3.80m (12'6") x 1.85m (6'1")
Bedroom 2	4.80m (15'9") x 3.20m (10'6")
En-suite	1.85m (6'1") x 1.45m (4'9")
Bedroom 3	4.90m (16'1") x 3.20m (10'6")
En-suite	2.40m (7'11") x 2.40m (7'11")
Bedroom 4	4.90m (16'1") x 2.40m (7'11")
En-suite	2.40m (7'11") x 2.35m (7'8")

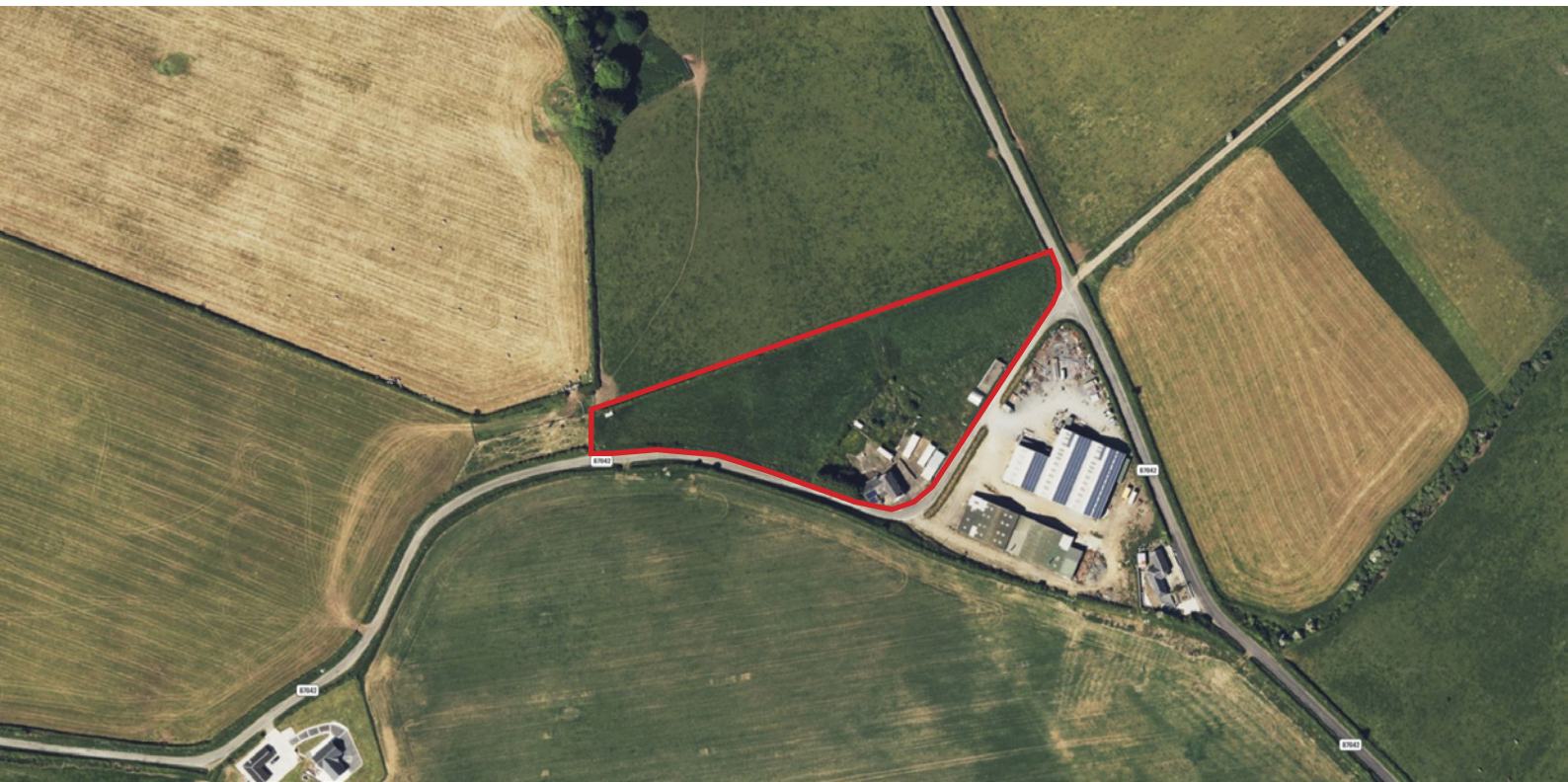
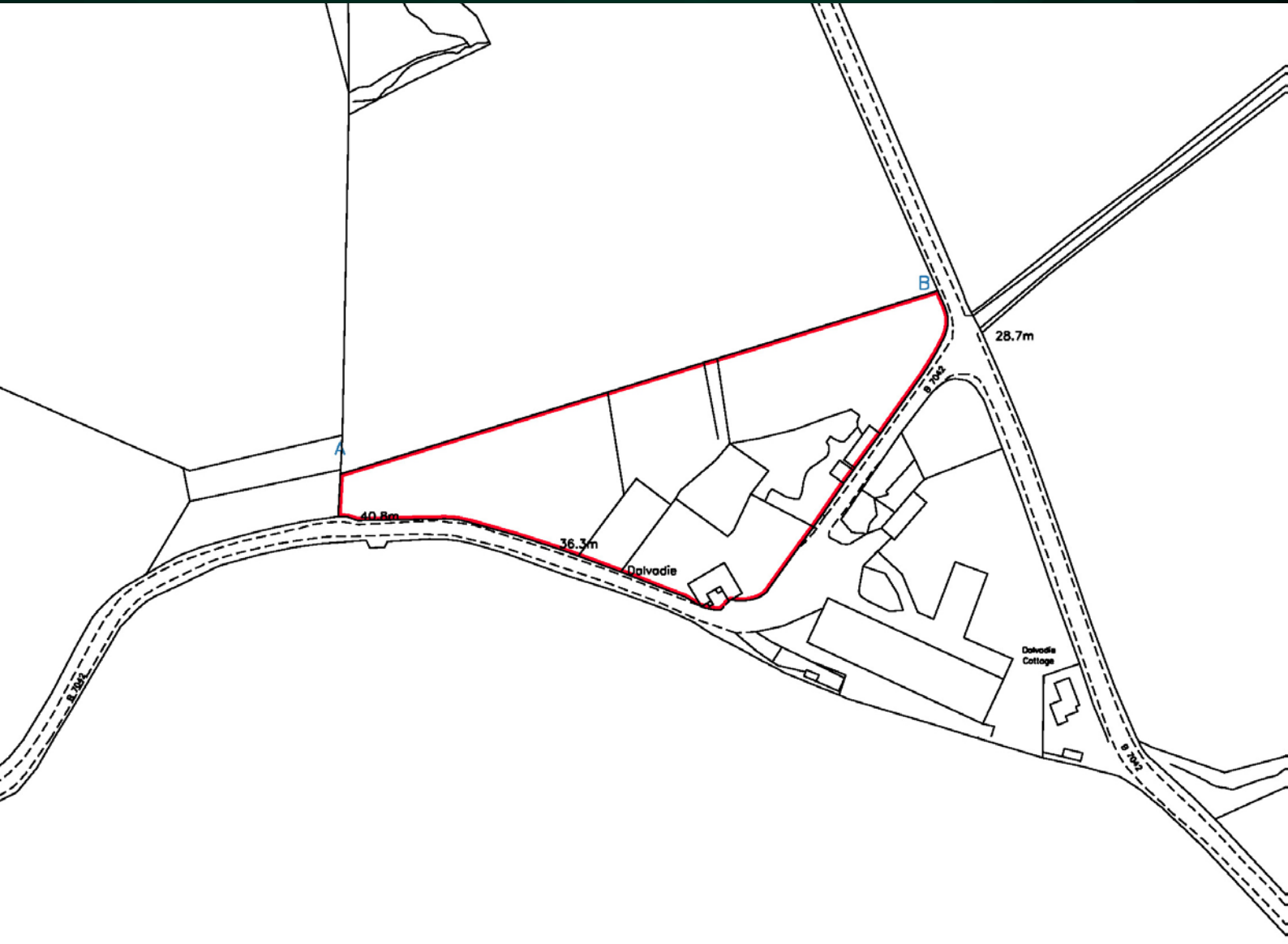
Gross internal floor area (m²): 225m²

EPC Rating: E

Extras: Two static caravans, one industrial freezer unit.



SITE PLAN



THE LOCATION

Dalvadie Farm is strategically positioned in Stoneykirk, Stranraer, an area renowned for its scenic beauty and tranquil ambience. As you approach the property, the enchanting rural surroundings unfold like a panoramic painting, casting a spell of serenity.





Stoneykirk, a quaint village with a storied past, offers a serene backdrop for Dalvadie Farm. Its proximity to the bustling town of Stranraer provides the perfect balance between rural seclusion and urban conveniences. As you traverse the roads leading to the property, the rolling hills and picturesque landscapes reveal the timeless allure of this region. The property's location ensures that while you revel in the tranquillity of the countryside, essential amenities are just a short drive away. Stranraer, with its array of shops, restaurants, and cultural attractions, becomes an extension of the Dalvadie Farm lifestyle, offering both convenience and the pleasures of semi-urban life.

Dalvadie Farm is not merely a property; it is a retreat, an opportunity to weave your story into the rich tapestry of Stoneykirk's landscape. Whether you envision it as a weekend escape, an equestrian haven, or a year-round residence, the location enhances the allure of this farmhouse, creating a haven where the past and present coalesce in perfect harmony.

In conclusion, Dalvadie Farm, listed exclusively with McEwan Fraser Legal, invites you to step into a world where history meets modernity, and where the serenity of rural living harmonises with the conveniences of contemporary life. Contact us today to embark on a journey of discovery and make this enchanting farmhouse your canvas for bespoke rural living in Stoneykirk, Stranraer.



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