



Unique and utterly charming four-bed detached farmhouse, complete with 18 acres of land, set in the beautiful village of Fintry



0141 404 5474



www.mcewanfraserlegal.co.uk

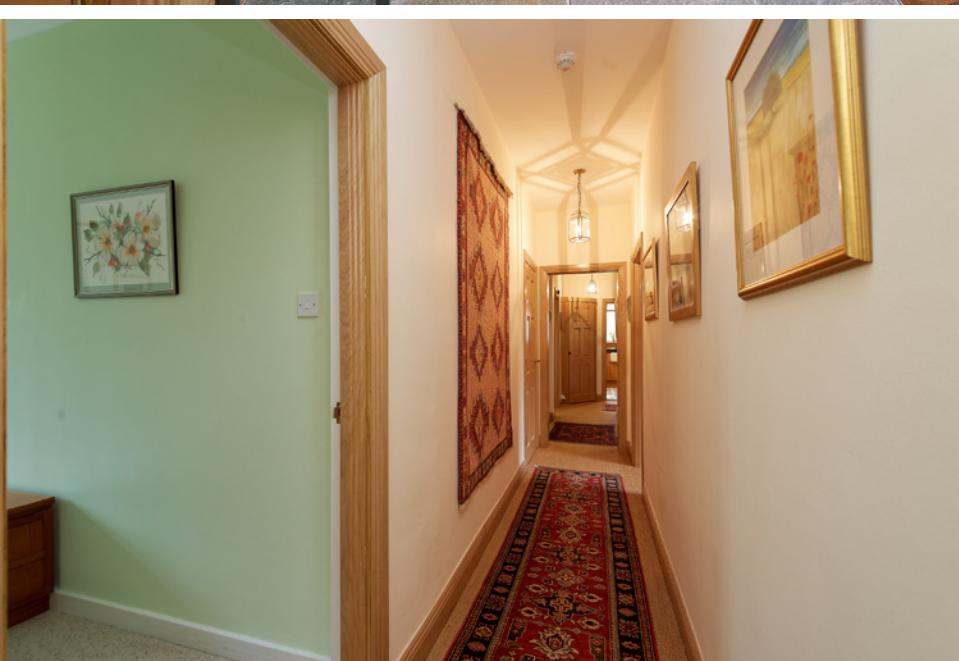


info@mcewanfraserlegal.co.uk



Mcewan Fraser Legal is delighted to offer to the market a rare opportunity to acquire a beautiful four-bedroom farmhouse, complete with approximately 18 acres of land. Set in the highly sought-after village of Fintry, Stirlingshire, this property enjoys spectacular views of the surrounding landscape and perfectly combines character, comfort, and versatility.

THE ENTRANCE HALL



The welcoming entrance hallway immediately sets the tone, with a handy boot room adjacent to the front door. The property flows beautifully through to a range of generous and well-proportioned living spaces.

The spacious lounge is a true highlight, featuring panoramic windows, an inset log-burning fire, and stunning views across the gardens and surrounding countryside, an ideal space for both relaxation and entertaining.

THE LOUNGE



THE KITCHEN



The property benefits from a large kitchen diner, fitted with hand built solid oak shaker-style units and complemented by an attractive Aga range cooker, creating a warm and functional heart of the home. A separate pantry/utility room provides excellent additional storage and practicality for everyday living.



Further enhancing the accommodation is a formal dining room, perfect for special occasions and family gatherings, along with a large conservatory that floods the home with natural light and offers wonderful views over the large garden grounds.

THE DINING ROOM & CONSERVATORY



The home offers four large and beautifully proportioned bedrooms, all enjoying peaceful rural outlooks, as well as a study.

BEDROOM 1



BEDROOM 2



BEDROOM 3



BEDROOM 4



THE STUDY



The property is served by beautifully finished and good-sized bathroom and shower rooms. Finished to a high standard and designed for modern family living.

THE SHOWER ROOM



THE BATHROOM



There is also an upstairs office and a large storage room. Double glazing, oil-fired heating and solar panels ensure a warm and comfortable environment throughout the year.

THE OFFICE



Externally, the property is exceptionally well equipped. A large garage, separate workshop and additional potting shed provides excellent storage and workspace, while a summer house, greenhouse, and polytunnel offer fantastic opportunities for gardening, growing, or hobby use. The large L-shaped barn offers multiple opportunities including stabling for equestrian use, an outside gym or the ultimate leisure suite. The summer house/office, with power is situated to the front of the property.

The property is accessed via a private tarmac road leading to a sizable gravelled drive - in and parking area. The surrounding 18 acres of land comprising garden, pasture and woodland provide privacy, space, and endless potential, whether for lifestyle, equestrian, or smallholding purposes, all set against the stunning backdrop of the Fintry countryside.

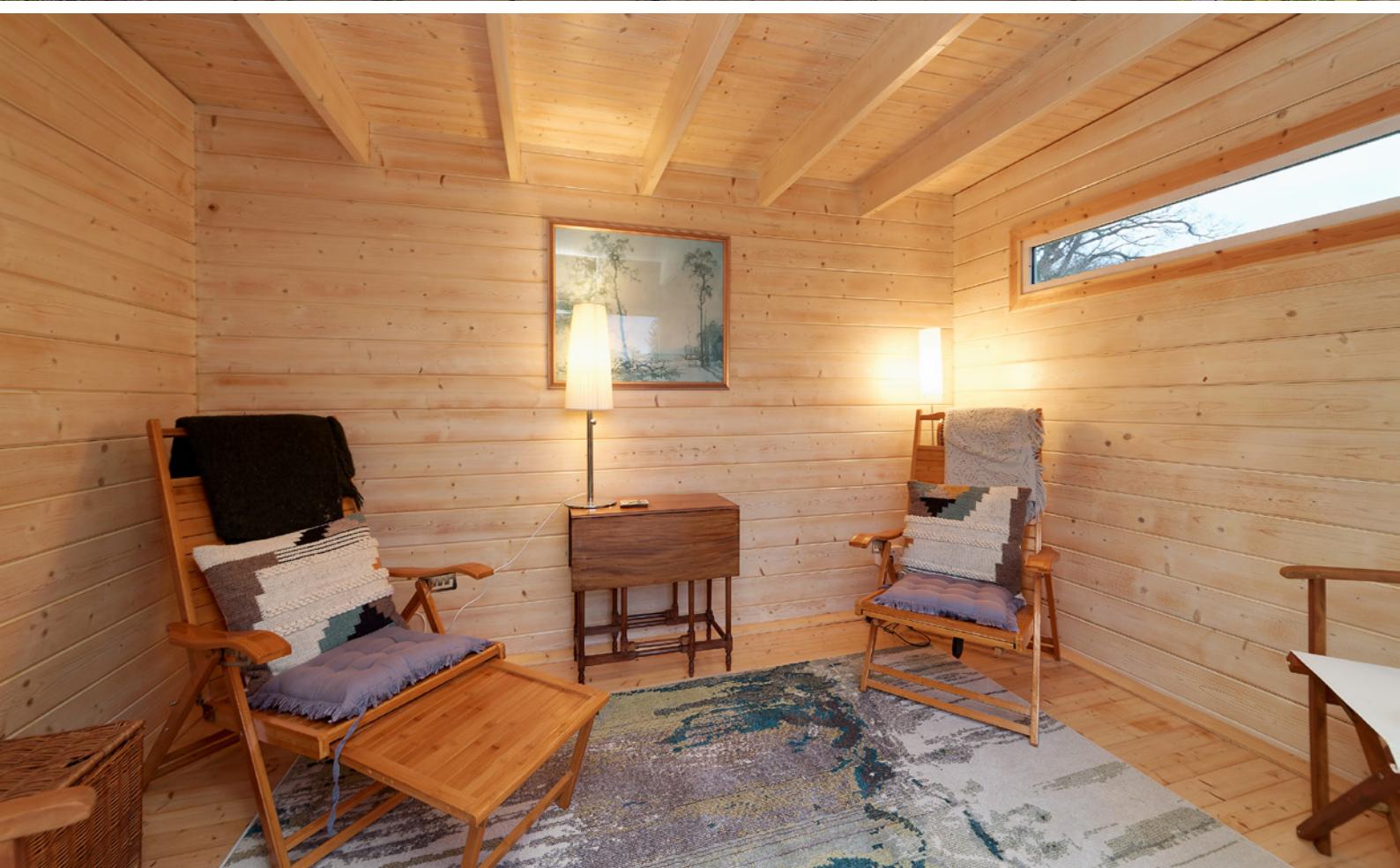
The property enjoys a strong sense of community while remaining conveniently located for access to Stirling, Glasgow, and beyond. The area is renowned for its natural beauty, outdoor pursuits, and scenic walks. This is a truly unique opportunity for anyone seeking a large family home with land. Early viewing is advised.

EXTERNALS





THE SUMMER HOUSE

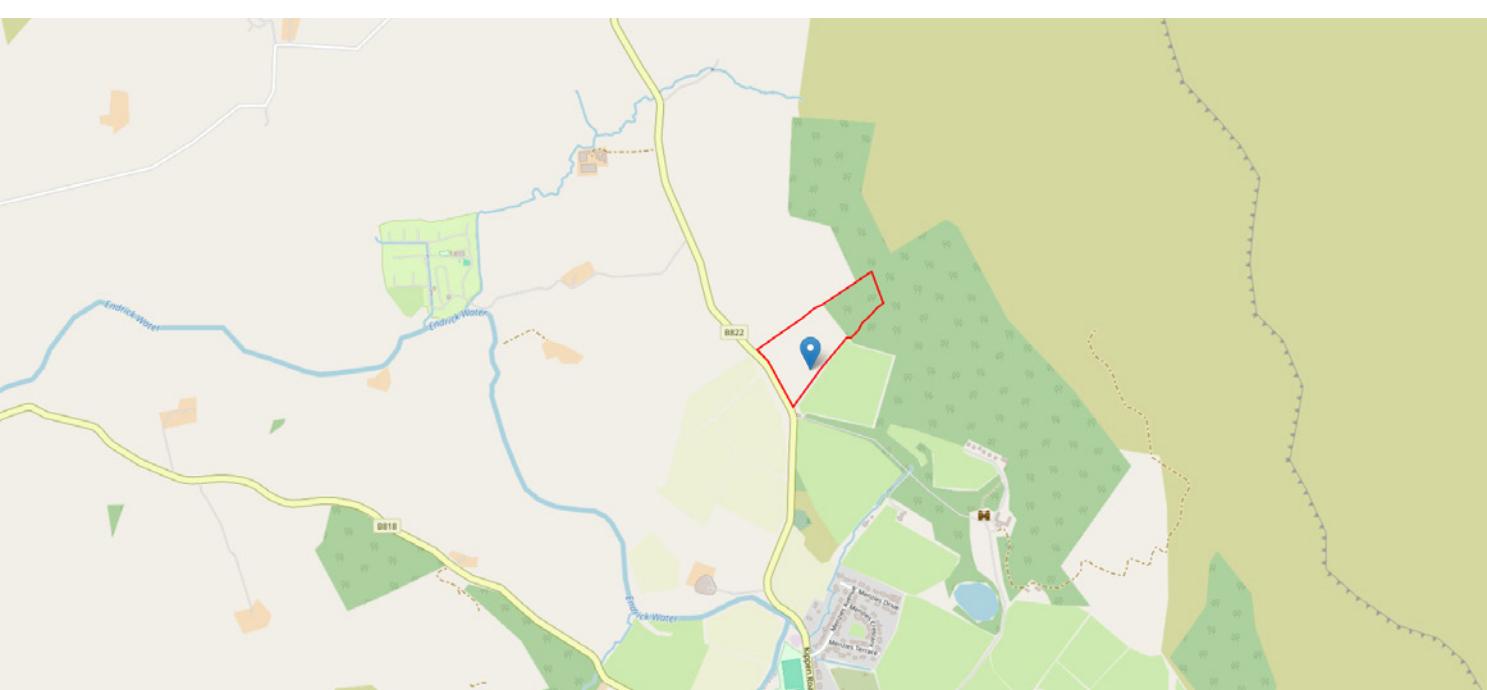


FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 202m² | EPC Rating: E



THE LOCATION

The beautiful conservation village of Fintry in Stirlingshire is a great place to live. Only 16 miles from Stirling, and 19 miles from Glasgow makes for easy access to a host of amenities. The village itself has a 250-year-old pub, a Primary school and a nursery. Fintry is within the catchment area of Balfron High School, for which a school bus is provided. The village also has a Sports Club, which includes a 4-rink indoor bowling hall, squash club and gym. The natural landscape and surrounding beauty are abundant and offer an altogether more peaceful place to call home.



McEwan Fraser Legal
Solicitors & Estate Agents

Tel. 0141 404 5474

www.mcewanfraserlegal.co.uk

info@mcewanfraserlegal.co.uk

Part
Exchange
Available



Text and description
KEN MEISAK
Area Sales Manager



Professional photography
CRAIG DEMPSTER
Photographer



Layout graphics and design
ALLY CLARK
Designer

Disclaimer: The copyright for all photographs, floorplans, graphics, written copy and images belongs to McEwan Fraser Legal and use by others or transfer to third parties is forbidden without our express consent in writing. Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for the receipt of offers. These particulars do not form part of any offer and all statements and photographs contained herein are for illustrative purposes and are not guaranteed or warranted. Buyers must satisfy themselves for the accuracy and authenticity of the brochure and should always visit the property to satisfy themselves of the property's suitability and obtain in writing via their solicitor what's included with the property including any land. The dimensions provided may include, or exclude, recesses, intrusions and fitted furniture. Any measurements provided are for guide purposes only and have been taken by electronic device at the widest point. Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer must find out by inspection or in other ways that all information is correct. None of the appliances/services stated or shown in this brochure have been tested by ourselves and none are warranted by our seller or MFL.