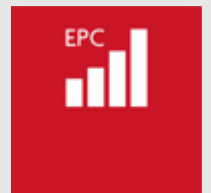
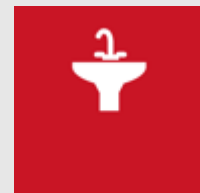




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Waltonhill Cottage, Mount
Rascal by Chance Inn, Cupar,
Fife KY15 5PQ





Summary

Nestled in the tranquil hamlet of Mount Rascall by Chance Inn, Waltonhill Cottage offers an exceptional opportunity for buyers seeking a countryside retreat with scope for personalisation and creativity. Waltonhill cottage is set within approximately ¼ acre of private grounds, surrounded by mature trees and stunning uninterrupted open countryside views, providing peace, privacy, and lifestyle choice in abundance. The property comes to the market as a shell, cleared and ready for progressive development. There are further drawings available on request. Please note that is suitable to cash buyers only.

Features

- Generous Plot approx ¼ acre
- Ready for Renovation
- Early Stages of Drawing Proposals
- Septic Tank
- Cash Buyer Opportunity
- Potential to Add Significant Value
- Peaceful Countryside Setting
- Ample space to create off street parking
- Mains Water Supply

Room Measurements

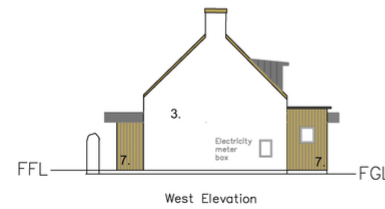
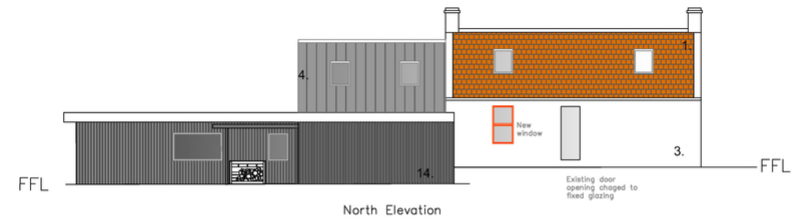
Ground floor (30'1" x 15'5") 9.17m x 4.70m



This cottage enjoys an enviable and highly
desirable setting







1. New clay pantiles
3. Existing random coursed stonework
4. Dark grey standing seam metal roof
7. Larch board on board timber cladding
12. New Velux roof lights
14. Black corrugated steel cladding

PROPOSED NORTH AND WEST ELEVATIONS

Proposed Ground Floor Plan

Project No. 2024/17

DATE ISSUED
23rd June 2025

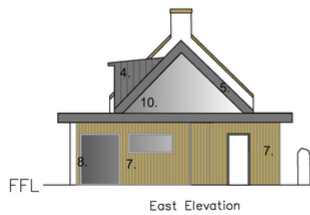
Author

NOT FOR CONSTRUCTION

Scale 1:500

Proposed North and West Elevations

A203



1. New clay pantiles
2. Sedum living roof
3. Existing random coursed stonework
4. Dark grey standing seam metal roof
5. Dark grey meal fascia to match standing seam
6. Lindab zink gutters and downpipes
7. Larch board on board timber cladding
8. Dark grey window frames
10. Frameless glazing units
11. Timber decking
12. New Velux roof lights
13. Slab patio
14. Black corrugated steel cladding
15. Fixed glazed roof lights

PROPOSED SOUTH AND EAST ELEVATIONS

Proposed Ground Floor Plan

Project No. 2024/17

DATE ISSUED
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Author

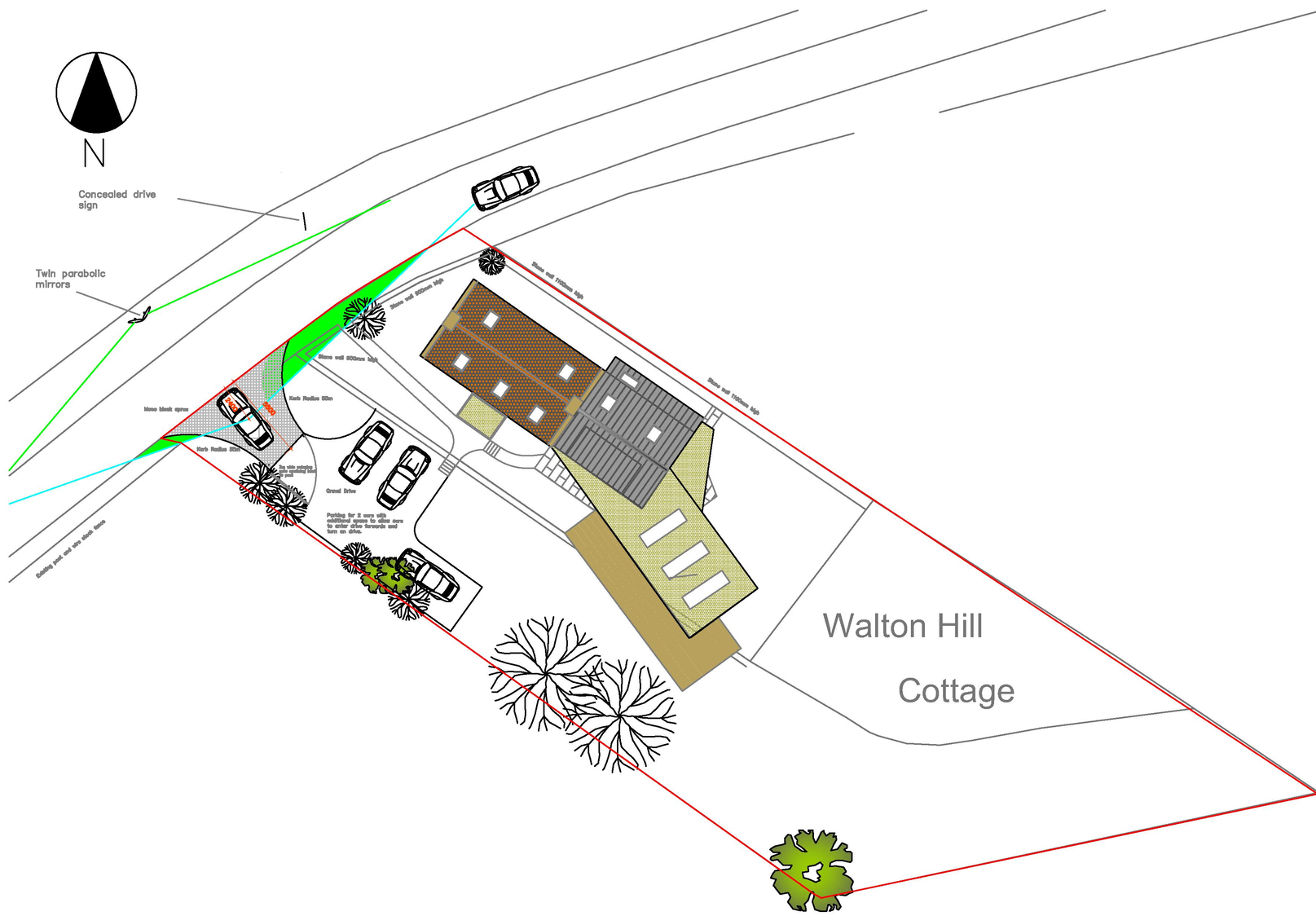
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Proposed South and East Elevations

A202

Early Stages of Drawing Proposals



PROPOSED SITE PLAN

scale 1:500 @ A3

Project No. 2024.11

DATE ISSUED
23rd June 2025

Revisions

No.	Description
1.	New work shown in colour
2.	

Notes

NOT FOR CONSTRUCTION

Project North



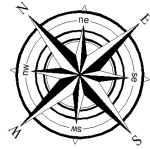
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Proposed Site Plan

A100

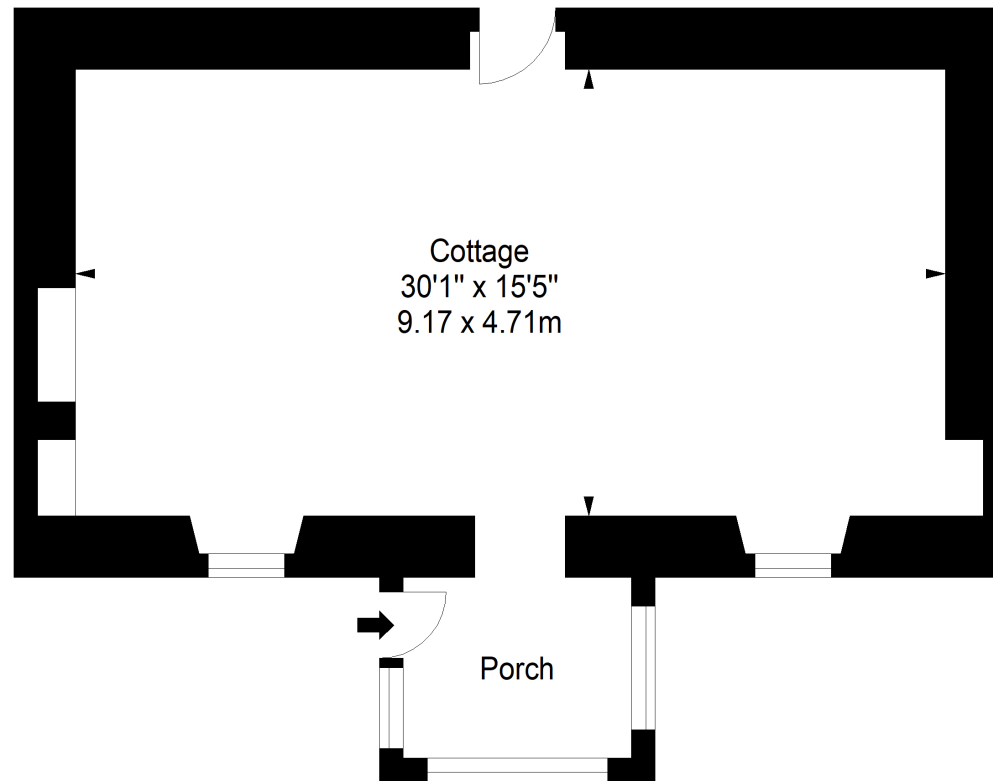
Sheet No. ©2023

Floorplan



Ground Floor

Approx. 50.4 sq. metres (542.5 sq. feet)



Total area: approx. 50.4 sq. metres (542.5 sq. feet)

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