



## Glenshee Glamping, Lower Whitehouse Farm

Guide Price £1,350,000

Blairgowrie, Blacklunans, Perthshire, PH10 7LA

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## Glenshee Glamping, Lower Whitehouse Farm.

A wonderful opportunity to be the custodian of an award winning and very profitable glamping business in the heart of Scotland's Cairngorms National Park. Glenshee Glamping offers self-catering accommodation in Wooden pods, shepherd huts, bell tents, and other unique accommodation. The current owners have set their business apart by offering guests fully insulated wooden camping pods, smart contemporary shower block, Fully fitted Boffi providing kitchen facilitates and communal dining area, wood fired hot tubs, a brand-new natural play area for children and outdoor activities for the whole family and a host of animals to keep the children amused for hours.

Glenshee offers a fantastic four bedroom family home which has undergone a complete refurbishment including new kitchen, bathrooms, utility room and full decoration throughout. The ground floor of the house offers great ground floor reception space ideal for a large family, Entrance porch, Office, large entrance hallway. dining hall with wood floors and front to back fireplace. Split level triple aspect living room offering great views on to the properties substantial garden and beyond.



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Opposite the house there is a charming bothy with open plan reception and kitchen area which provides catering facilities to the guests. Recently built double garage, Large boiler room which houses the wood powered boiler which provides central heating and hot water to the house.

The house is surrounded by a charming mature garden ideal for a family and offers privacy from the glamping site but also access via a paddock to the surrounding land.

Glenshee has been a campsite for many years but only recently under the current ownership has it become a viable and extremely profitable award winning business.

Council Tax band: TBD

Tenure: Freehold







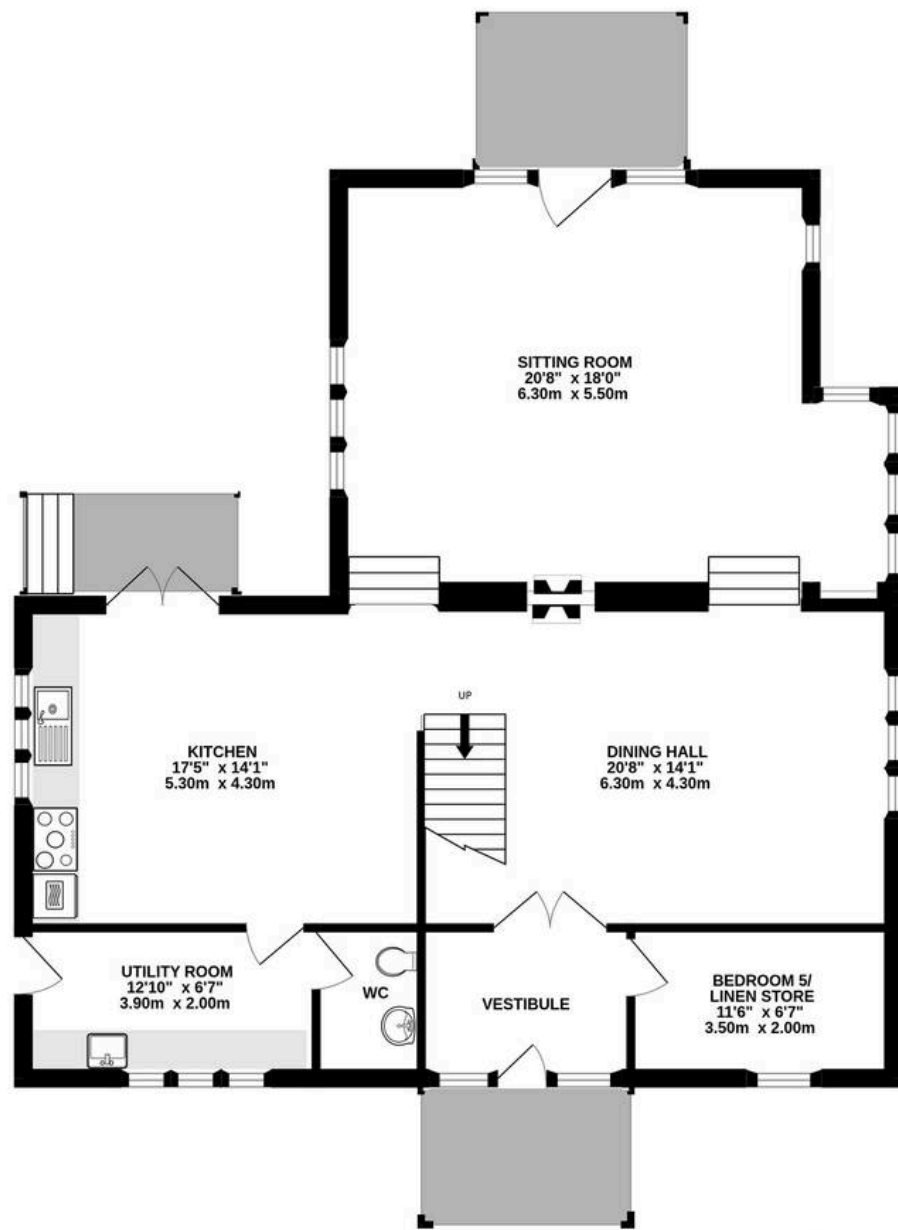




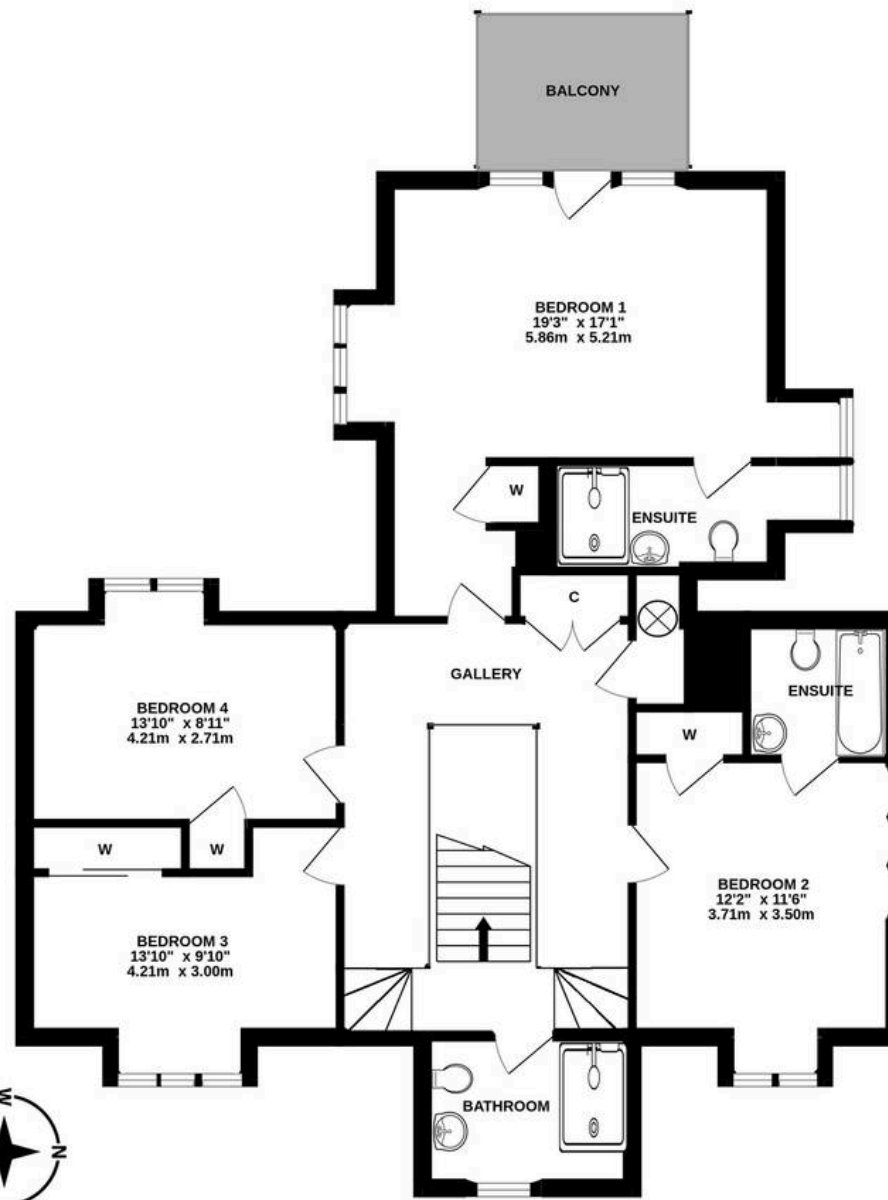




GROUND FLOOR  
1188 sq.ft. (110.4 sq.m.) approx.



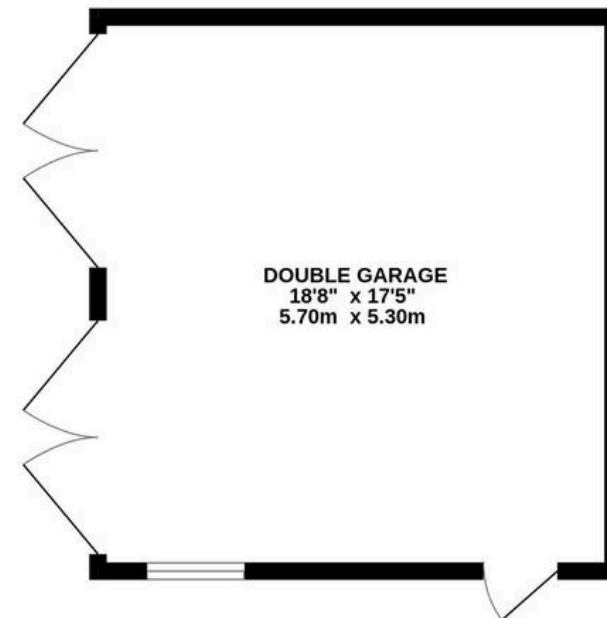
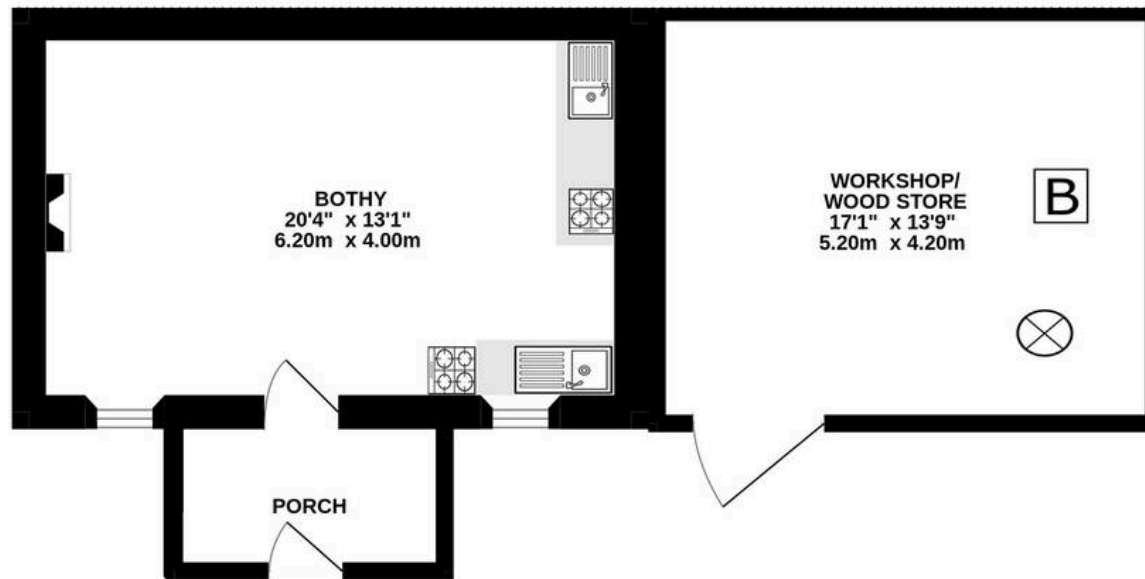
1ST FLOOR  
1120 sq.ft. (104.0 sq.m.) approx.



TOTAL FLOOR AREA : 2308 sq.ft. (214.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**TOTAL FLOOR AREA : 868 sq.ft. (80.6 sq.m.) approx.**

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