

Webster Homes could help you escape from the city

If city house prices are preventing you from moving up then have a look at this new WEBSTER HOMES LUXURY DEVELOPMENT IN RURAL KINROSS

- *Development is minutes from M90*

Webster Homes, an exciting new name in luxury housebuilding in Scotland, has announced the launch of a new select development at Gairneybank, near Kinross.



The development, the fourth from Webster Homes since its inception in 2014, includes five luxury contemporary homes, each with four bedrooms and two en-suites, brought to the market, with prices from £465,000.

The properties each have a striking exterior look, with features such as slate roofs, an arched porch entrance, and Juliet balconies. Design throughout is to maximise light and space in the picturesque setting of Gairneybank. The small hamlet is just two miles away from the market town of Kinross, with its many amenities, and is within easy commuting distance of Dollar, Edinburgh, and Perth.

By offering a choice of two different layouts, Webster Homes has ensured real flexibility for prospective buyers. House

type One is available with two en-suite bedrooms, with House type Two offering three. Plots one, four and five at Gairneybank, priced at £465,000, have integral double garages with a superb Games Room above.

Plots two and three, at £485,000, have large detached triple garages with attic trusses. Webster Homes is willing to incorporate a separate apartment or studio above the triple garage if required, ideal for those who may work from home, or require a stand alone guest suite for an elderly relative or teenager.

All of the properties at Gairneybank are complete with a spacious lounge, separate family room and dining room, utility room and fully fitted luxury kitchen with integrated appliances.

These well appointed homes also offer a study and luxury family bathroom. Specification throughout is excellent with extras such as a wood burning stove in the lounge included as standard. All bedrooms have fully fitted wardrobes and there is underfloor heating in the bathroom and kitchen areas.

Buyers can choose their kitchens, bathrooms, tiling and flooring from a wide selection of quality ranges. All skirtings, facings and doors are oak, with a choice of oak or solid white timber doors, plus a choice of handles.



Gairneybank Plot 2

Webster Homes has ensured its properties are all eco friendly, constructed with the very latest energy efficient materials, and with solar panels included. Outside, buyers will find private gardens with turf, planting and patios.

“We are delighted to announce this small and exclusive development in the charming setting of Gairneybank,” said Daniel Webster, Managing Director of Webster Homes. “We are fast becoming known for a high quality specification, together with stand out design which gives a really individual look to our properties. We give our buyers flexibility and the opportunity to put their own stamp on the property. As we release our properties from plan, they can work with us to create the home of their dreams, whether, as in the case of this development, it is opting for a separate apartment above the triple garage, or having a stunning Games Room for many years of enjoyment.”

Mr Webster also stressed the many lifestyle opportunities that could easily be accessed whilst living in this part of Scotland: “We’re within easy reach of Loch Leven here, renowned for its excellent trout fishing. The whole area is a paradise for cycling, walking and riding. Our development

enjoys stunning views out towards the Benarty Hills.”

“As we only have five properties here at Gairneybank we would expect demand to be high. New build homes of this size and quality are fairly rare in a rural location like this, so we would urge interested parties to contact us as soon as possible,” added Daniel Webster.

Kinross has many local facilities, including shops, hotels, restaurants, a supermarket, a curling rink, two golf courses, and its own primary and secondary schools. A number of private schools are within easy reach, including Dollar Academy, Glenalmond, Srathallan, Kilgraston and St Leonards. Commuting links could not be better with immediate access from Kinross onto the M90 to Edinburgh and Perth.

A £1000 deposit secures a property at Gairneybank. Please contact Selling Agents, Bell Ingram on 01738 621121 for further details, and check out Webster Homes at www.websterhomes.co.uk.

Established in 2014, Webster Homes creates top end properties, both new build and conversion, and has past developments in Kinross, Crook of Devon and Cupar, where luxury apartments were created from a period property. The company has a sister firm, Webster Developments, which takes on commissions, and additionally runs a self storage company, Webster Storage, also launched in 2014.

