



## The Manse, Dalry, Castle Douglas, DG7 3PJ

### UNIQUE DETACHED VILLA WITH GREAT POTENTIAL AND SCENIC VIEWS

- B Listed property constructed in 1829 with some upgrading required
- Spacious living room
- Dining room, great for hosting
- Ample sized kitchen
- 6 generous bedrooms across all floors
- Large basement with separate rooms
- Bathroom, shower room and WC x3
- Large private gardens
- Beautiful scenic views

## Location

The property is situated on the outskirts of the village of Dalry, 16 miles from Castle Douglas. Local amenities include shops, cafes, hotel, post office, garage and a 9 hole golf course whilst the Galloway Activity Centre lies 10 minutes drive away.

Please note: There is potential to purchase an added section of land subject to committee's approval.

## Viewing Arrangements

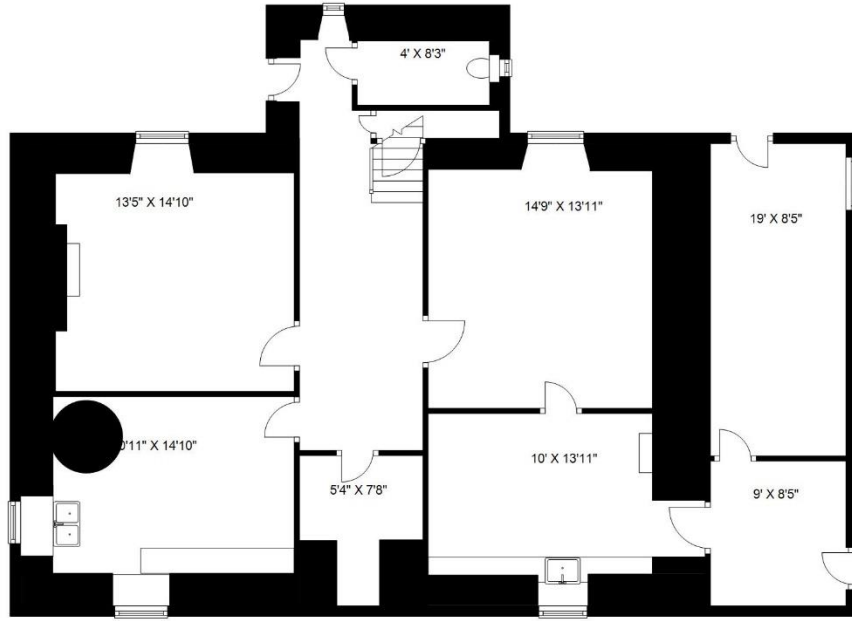
By appointment with The Church of Scotland Law Department. Please email [properties@churchofscotland.org.uk](mailto:properties@churchofscotland.org.uk)



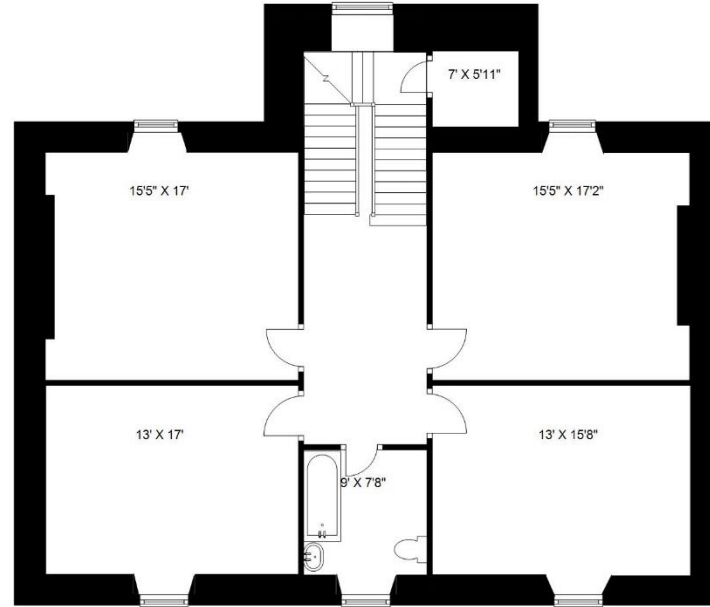




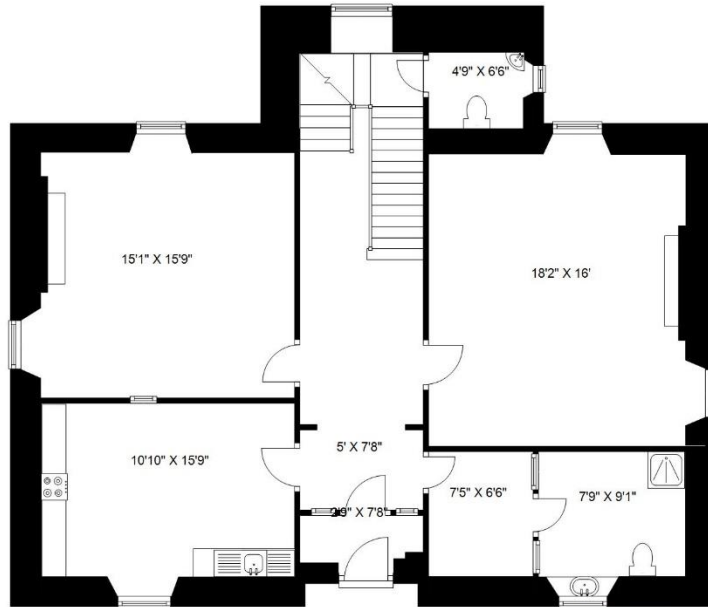
**BASEMENT**  
APPROX. 1548.8 SQ. FEET



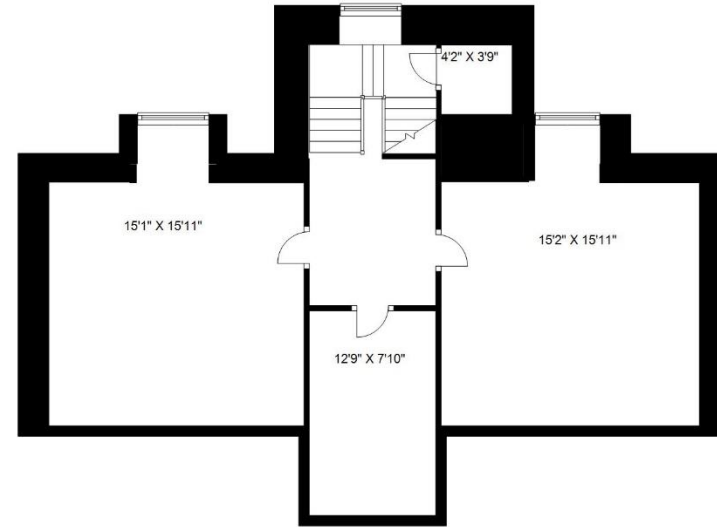
**FIRST FLOOR**  
APPROX. 1317.1 SQ. FEET



**GROUND FLOOR**  
APPROX. 1307.8 SQ. FEET



**SECOND FLOOR**  
APPROX. 898.8 SQ. FEET



For illustrative purposes only. Measurements and fixtures should be independently verified.  
Plan produced using PlaniUp.



Reference: 1121868/ACM

Version: 1.0

Date: February 2024

Co-ordinates at Centre:

Easting: 262,055

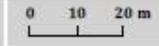
Northing: 580,878

Scale:

1:1,250

Paper Size:

A4



## Offers

Offers are invited and should be submitted in writing, through a Scottish solicitor. Offers can be emailed in the first instance.

**Church of Scotland Law Department**

**121 George Street**

**Edinburgh EH2 4YN**

**Telephone 0131 2402263**

**Email: [properties@churchofscotland.org.uk](mailto:properties@churchofscotland.org.uk)**

It is possible that a closing date for offers will be fixed and, to ensure that they receive intimation of this, prospective purchasers must formally intimate their interest, via a Scottish solicitor, in writing or by Email with the Law Department.

As offers will require to be considered by one or more Church Committees, they should not be subject to short time limits for acceptance.

The sellers do not bind themselves to accept the highest or any of the offers they receive.

Whilst the foregoing particulars are believed to be correct they are not warranted on the part of the sellers and prospective purchasers will require to satisfy themselves with regards to all matters prior to offers.

The Church of Scotland -Scottish Charity No SC011353

