

Feolinmor, Craignure, Isle of Mull, Argyll and Bute, PA65 6BD

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Bell Ingram

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3 1 1 | Offers Over £195,000

Property Description

Situated in a pleasant rural location on the banks of Loch Spelve, Feolinmor offers buyers an opportunity to acquire a traditional three-bedroom detached cottage, an enchanting property benefiting from stunning coastal views.

The property is entered from the side elevation, with a glazed sunroom leading through a boot room and into a combined kitchen / dining room. A traditional kitchen features a range of fitted wooden cabinets, complimented by matching wood and wood effect worktops. Twin windows are positioned to the front, offering super views across the loch. A dining table is positioned within the kitchen, large enough to accommodate six people.

To the right of the entrance door, a ground floor bedroom is configured for a single bed, also benefiting from a front facing window. Positioned at the heart of the house, the family lounge offers a cosy place to sit and relax. A sizable multi-fuel stove sits within the fireplace, offering a warmth and comfort in equal measure.

A doorway to the rear of the lounge gives access to a double bedroom, traditional in design with natural stone walls and exposed beam ceilings. A further doorway leads from the bedroom, giving access to a combined WC and utility room, also providing additional storage as required.

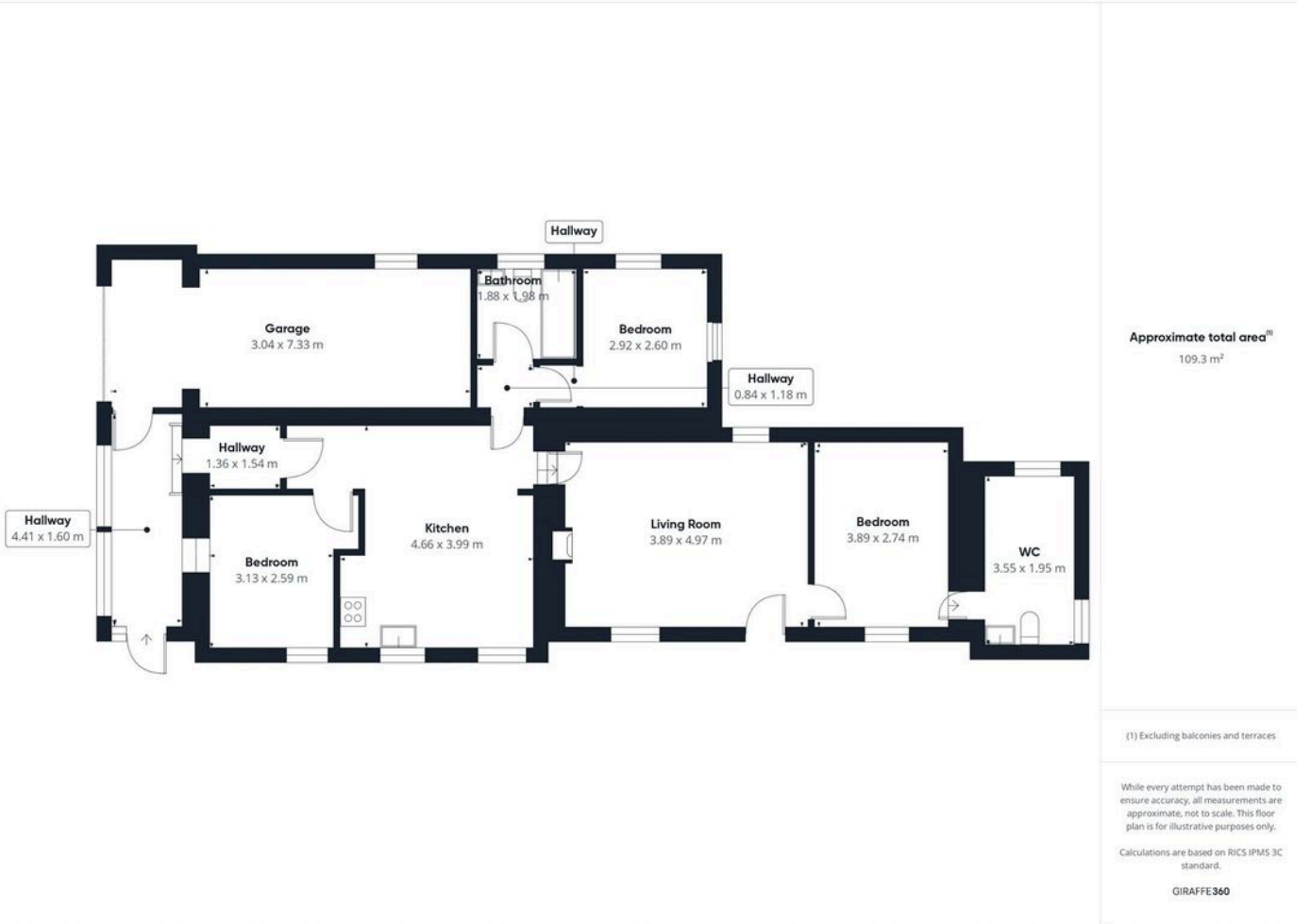
To the rear of the property, a more recent extension houses a further double bedroom, with dual aspect windows offering views out to the rear garden. The family bathroom sits adjacent to this bedroom, featuring a full-size bath with white WC and wash basin. An attached single garage is accessed via an up-and-over door, large enough to accommodate a vehicle while also offering workshop space at the far end.

It should be noted that the property requires renovation throughout, giving opportunity for those looking to create their perfect coastal hideaway. Interested parties are advised to review the Home Report for details of the property condition.

The property is set within mature gardens extending to approximately 1.72 acres. The front garden is primarily laid to lawn and bordered by a roadside hedge, with mature trees and shrubs providing a sense of seclusion. A gated driveway offers off-road parking and potential for extension along the side of the property—ideal for adding a garage, workshop, or polytunnel. There is also a stone bothy to the rear, ideal for renovation.

Plans

Approx. gross internal floor area
109.3 sq m



Location

Feolinmor is situated in a shoreside location, benefitting from open views across Loch Spelve. The Isle of Mull is the second largest island within the Inner Hebrides. The island is accessed via a regular car ferry service from Oban to Craignure. Services from Lochaline and Kilchoan on the Morvern and Ardnamurchan peninsulas respectively are also available. There is a small airstrip at Glenforsa suitable for private aircraft and a main line train service operating several times daily between Glasgow and Oban - some connecting directly with the ferries.

Mull boasts an extraordinary and diverse range of scenery, wildlife and leisure activities which brings large numbers of visitors throughout the year. The island also hosts a number of music and arts festivals plus the annual Tour of Mull car rally.

Details

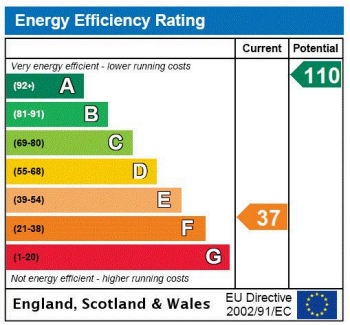
Local Authority
Argyll and Bute

Council Tax
Band = E

Tenure
Freehold

EPC
EPC Rating = F

Property



Services & Additional Information

Services include private water, mains electricity, private drainage, electric storage heating.

Directions- From Oban, take the Calmac ferry to the Isle of Mull, arriving in Craignure. Upon leaving the ferry, turn left, heading south on the A849 towards Iona. Continue through the village of Lochdon before turning left at the junction signposted Loch Buie and Croggan.

Continue along the single-track road for approximately two miles. The property is located on the right-hand side, clearly marked by a Bell Ingram sale board.

Viewings- Strictly by appointment through the sole selling agents. If there is a particular aspect of the property which is important to you, then please discuss it with a member of Bell Ingram staff before viewing in order to avoid a wasted journey.

Particulars and Photographs-June 2025

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Enquire

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Viewing strictly by appointment

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