



FOR SALE BY ONLINE AUCTION

**Auction Date: 18th
June 2026 2:30pm**

**31.38 ACRE PLOT (12.70
HECTARES)**

**POTENTIAL FOR A VARIETY OF
USES (SUBJECT TO PLANNING)**

LARGE FORESTRY SITE

**CLOSE PROXIMITY TO A81
PROVIDING ACCESS TO NEARBY
TOWNS**

GUIDE PRICE: £150,000



[CLICK HERE FOR LOCATION](#)

LAND AT EASTERHILL, GARTMORE, STIRLING, FK8 3SA

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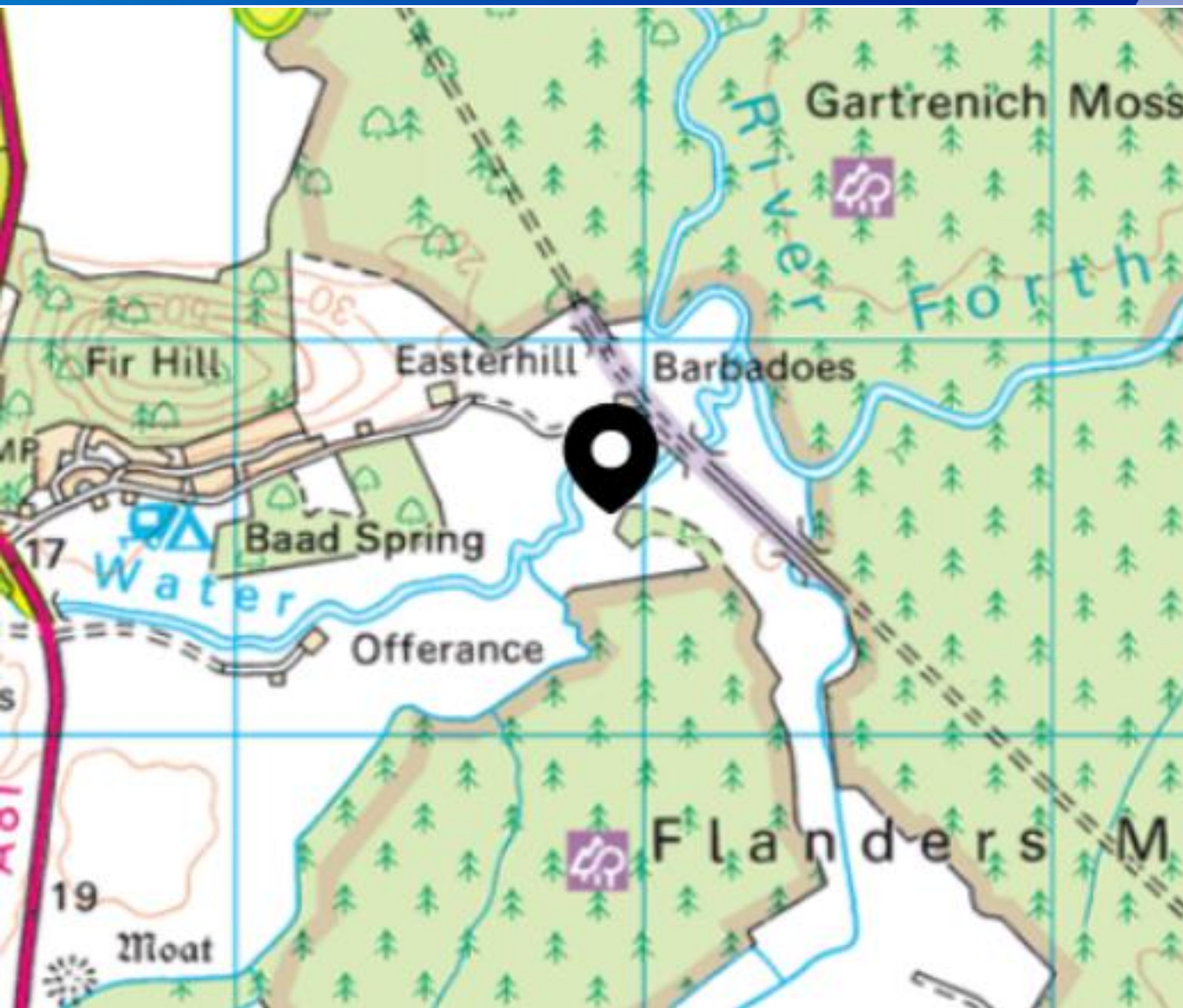
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Location & Description

**LAND AT EASTERHILL,
GARTMORE, STIRLING, FK8 3SA**



LOCATION

Located near the village of Gartmore, the property benefits from accessible road connections to the wider Central Belt. The A81 lies a short distance from the village, providing a direct route south to Glasgow and east towards Stirling, where connections can be made to the M9 motorway network. The nearby town of Aberfoyle offers everyday amenities and services.

The subjects are accessible via single track access road, which connect with the B835 to the south, the National Cycle Road 7 to the north, and the A81 to the west.

The surrounding area is mainly rural in nature, comprising open grassland, forestry areas and agricultural land. Development within the locality is limited, with land uses primarily associated with countryside and agricultural. A short distance to the west lies Trossachs Holiday Park and Action-Adventure Activities.

DESCRIPTION

The subjects comprise an irregularly shaped site extending to a mix of grassland and established forestry. The northern boundary runs along the Keltie Water, while the local access road forms part of the north-eastern boundary. To the south, the site adjoins similar areas of forestry and open land.

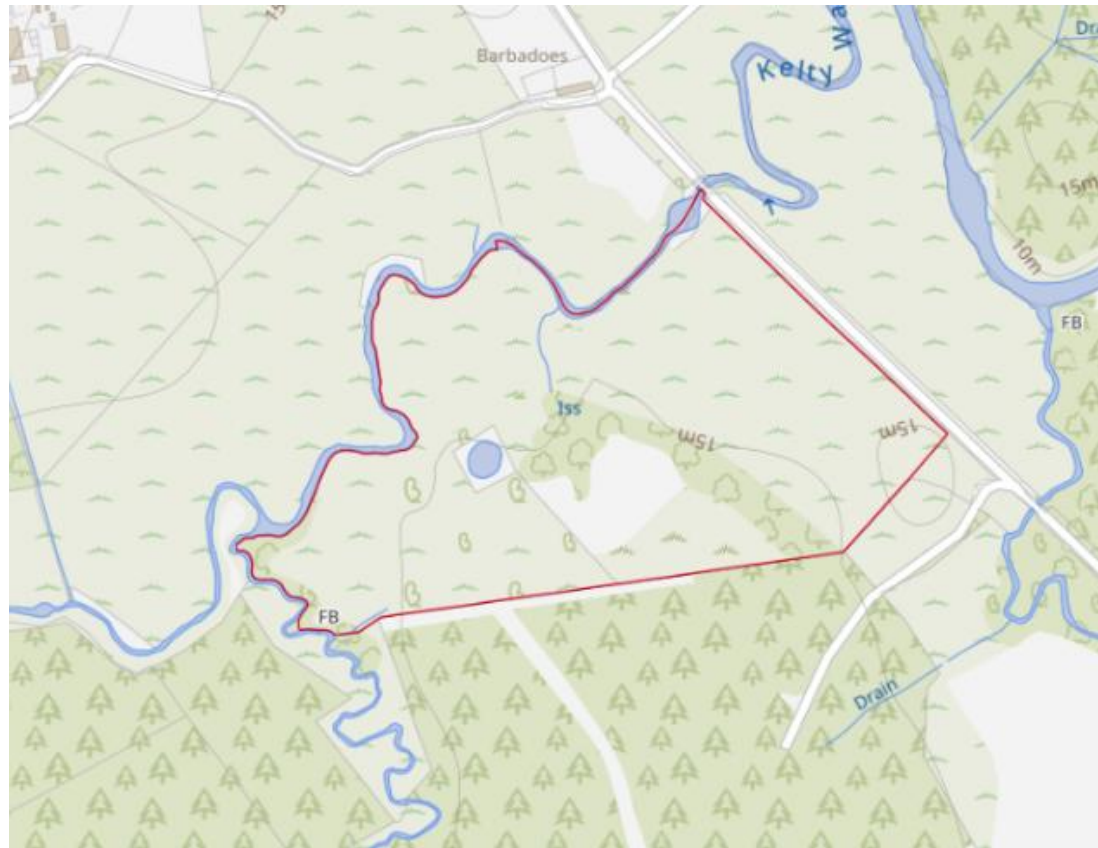
The total site area extends to approximately 31.38 acres (12.70 hectares).



FIND ON GOOGLE MAPS

Location

**LAND AT EASTERHILL,
GARTMORE, STIRLING, FK8 3SA**



AUCTION DATE

The auction will be held on **Thursday 18th June** at 2:30pm.

REGISTERING TO BID

All parties wishing to bid will be required to pre-register against any lots they wish to bid on using the link below:

<https://www.shepherd.co.uk/auctions-remote-bidding/>

Bidders will also be invited to undertake an AML identity check and provide debit card details for a Stripe check

RESERVE PRICE

The reserve price is the minimum price for which the property can be sold, this figure is confidential between the auctioneer and the vendor and cannot be disclosed.

If the reserve price isn't met, the property will remain unsold.

You can contact our team and at this point you'll be able to make an offer which will be referred to the sellers for their consideration

GUIDE PRICE

The property has a guide price of £150,000.

If properties are advertised with a guide price this will be within 10% either above or below the reserve price.

If the guide is shown as falling within a range of prices, then the reserve price will not exceed the highest value quoted.

DEPOSIT

At the end of the auction, the winning bidder must immediately pay a non-refundable deposit of 10% of the purchase price (plus VAT if appropriate), subject to a minimum of £5,000.

BUYER FEES

The buyer's fee is 2.4% of final sale price, or minimum £2,400 (including VAT).

LEGAL PACK

The legal pack is available to view online.

VAT

See Legal Pack.

ENERGY PERFORMANCE CERTIFICATE

Not applicable.

Get in Touch

For further information or viewing arrangements please contact the sole agents:



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ANTI MONEY LAUNDERING REGULATIONS

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 came into force on the 26th June 2017. This now requires us to conduct due diligence not only on our client but also on any purchasers or occupiers. Once an offer has been accepted, the prospective purchaser(s)/occupier(s) will need to provide, as a minimum, proof of identity and residence and proof of funds for the purchase, before the transaction can proceed.

[shepherd.co.uk](https://www.shepherd.co.uk)

J & E Shepherd for themselves and for the vendors or lessors of this property whose agents they are, give notice that: (i) the particulars and plan are set out as a general outline for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct at the date of first issue but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of J & E Shepherd has any authority to make or give any representation or warranty whatever in relation to this property; (iv) all prices and rentals are quoted exclusive of VAT unless otherwise stated. Prospective purchasers/lessees must satisfy themselves independently as to the incidence of VAT in respect of any transaction. PUBLICATION DATE MAY 2026