



**Church of Scotland**  
Parish of Kilmallie

**WEEKLY MORNING WORSHIP**  
- Caol Church - 10.30am  
- Caol Church - 11.30am

Weekly prayer for each church  
Sunday morning worship,  
10.30am and prayer group  
on Tuesday at 7.30am  
Cald only

The Main Group  
Telephone 0 87 733338

Session Clerk  
Mrs Margaret Anderson  
Telephone 0877 763560

Caol Church, Glenloy Street, Caol, PH33 7DB



## Property

Caol Church is a non-listed building sat next to the stunning shore of Loch Linnhe.

The property comprises of: entrance hall, church sanctuary, vestry, office, WCs, hall, kitchen, and stores.

## Grounds

The property is surrounded by lawn and is bounded by timber and wire fencing.

The site in total extends to approximately 0.55 acres (0.223 hectares) including the footprint of the building.

## Services

The property is connected to mains supplies of water and electricity.

Drainage is understood to be into the main public sewer

## Planning

The property is not listed, and could be used, without the necessity of obtaining change of use consent, as a Creche, day nursery, day centre, educational establishment, museum or public library. It also has potential for a variety of other uses, such as retail, commercial or community uses, subject to obtaining the appropriate consents. Conversion to residential accommodation might also be possible, again subject to the usual consents.

The subjects are covered by NPF4 ( Policy 22).



## EPC

Rating: D

## Local Area

Caol is a village approximately 3 miles from Fort William.

Fort William is situated at the foot of Ben Nevis, the highest mountain in the UK, and is the largest conurbation in the West Highlands.

Caol's local amenities include: Supermarket, chemist, supermarket, cafe and hairdressers, with two primary schools and the high school in close proximity.

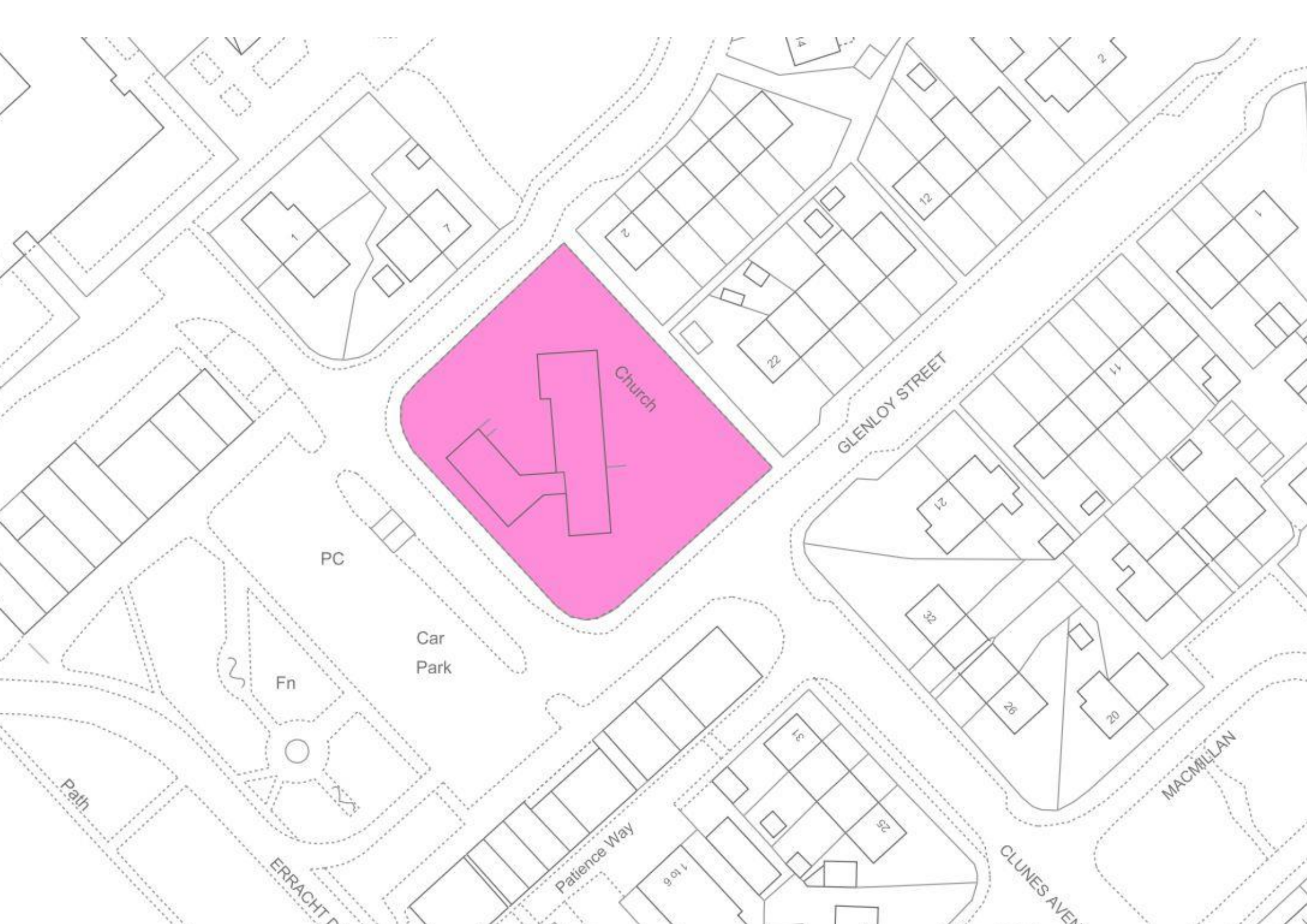












Church

GLENLOY STREET

PC

Car Park

Fn

Path

ERRACHT

Patience Way

CLUNES AVENUE

MACMILLAN



# Offers

Offers are invited and should be submitted in writing, through a Scottish solicitor. Please can offers be sent via email 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 SC013279

