

**18.56 acres (7.51 ha) or thereby,
FURROWEND, SHAPINSAY, KW17 2DY
OFFERS OVER £35,000**



Field 3 view north to fields 2 & 1

Field 1 looking SW



There is a well-stocked island shop and in Kirkwall, there are modern supermarkets and a great array of other shops. There is a popular café/restaurant open in summer months, along with a craft shop and Shapinsay Heritage Centre. There is a Presbyterian Church in the middle of Shapinsay.

The island operates its own Shapinsay Development Trust or SDT, which has a base at the Boathouse in the village. The SDT run several vital key services for the island, and is funded by income from the islands own community wind turbine. These include the out of hours (or OOH) Ferry passenger service. This runs in the evenings after the scheduled service has finished for the day, enabling folk to attend events and meetings in Kirkwall or come over to Shapinsay for the evening.

The OOH Ferry is also available for private hire at other times by arrangement. The SDT also provide electric car and minibus travel for anyone wishing to get to places who don't have a vehicle of their own, or for groups.

Shapinsay is served by a haulier, who comes over to Shapinsay most days of the week. They provide a door to door delivery service, bringing larger items and supplies from Mainland Orkney and from further south. Other hauliers transport live stock to and fro the island, along with bulkier commodities such as farm fertiliser and road material.

Shapinsay has a proud and thriving farming community, producing high quality livestock. There is an agricultural show in August and celebratory dance and ceilidh.

There is an RSPB reserve on Shapinsay. It is about one mile from the pier and about one mile from Furrowend. It is a wetland and attracts many species of both nesting and wintering birds. Large flocks of ducks such as wigeon, teal and mallard gather in winter, whilst birds such as pintail, shoveler, snipe, redshank, curlew and lapwing nest in summer. The hide sits on top of a high bank, affording spectacular views of the wildlife.

Shapinsay is a peaceful island, with many quiet roads and tracks. It is only 6 miles long at its longest point, but has a coastline of over 30 miles, consisting of a mixture of secluded sandy beaches, rocky or shingle shores and sea cliffs and stacks. It has a thriving community spirit and is above all a very safe place to be. The sea and the sky and fertile green fields are ever present, and all these things make Shapinsay a wonderful place to live.

Field 2 looking west towards Gairsay & Rousay





18.56 acres (7.51ha) FURROWEND, SHAPINSAY

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ETCN

The following notes are of crucial importance to intending viewers and/or purchasers of the property.

1. These particulars do not form part of any offer or contract and all statements and measurements contained herein are believed to be correct but are not guaranteed, and any intending purchaser must satisfy themselves as to their accuracy. Prospective purchasers are advised to have their interest noted through their solicitors as soon as possible in order that they may be informed in the event of an early closing date being set for receipt of offers.
2. No responsibility can be accepted for any expenses incurred by intending purchasers in inspecting properties which have been sold or withdrawn.



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