

middleton ross & arnot



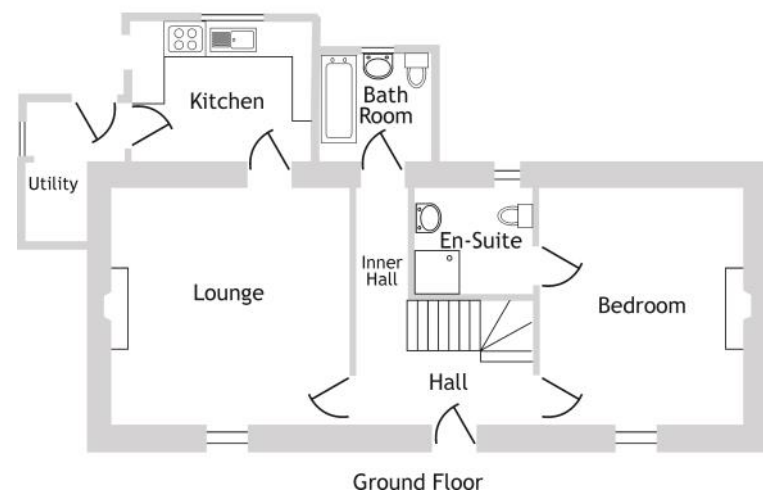
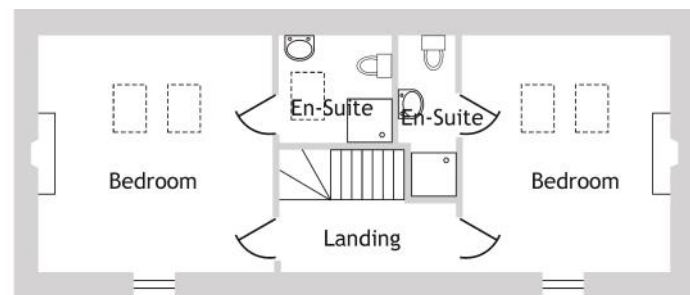
- Semi-Detached House
- Hall
- Lounge
- Kitchen
- Utility Room
- Three Bedrooms (All En-Suite)
- Bathroom
- Double Glazing
- Electric Heating
- Garden to Back
- Large Driveway with Out House
- Convenient Central Location
- EPC Rating F

Offers Around £190,000

01349 865125
property@middletonross.co.uk
www.middletonross.co.uk



Ref: 24



This semi-detached house is situated close to the centre of the town but in a quiet convenient location. Alness offers a wide variety of facilities including National supermarkets, local shops, banks, Post Office and excellent golf course on the outskirts of the town. There is a leisure centre with swimming pool based at the academy complex. Primary and secondary schooling are available in the town along with nursery and playschool facilities. Alness is noted for its very successful entries in the Britain in Bloom scheme and locally as a town with a great community spirit.

Caberfeidh was built around 160 years ago and is just a short walk from the High Street. The property was completely refurbished to a high standard three years ago, with new kitchen, bathroom, en-suite shower rooms, heating system, re-wired and a new roof. There is a large garden to the back with ample parking spaces and an area laid to lawn. The property would provide a good family home and it is also ideally suited as buy to let accommodation, a holiday let or HMO.

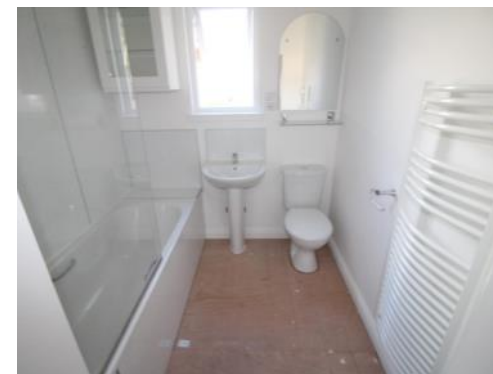
Services: Mains water, Electricity and Drainage
Council Tax— D
To arrange a viewing call Middleton Ross & Arnot on 01349 865125
HSPC Out of Hours Call 01463 231173
Monday to Friday 8am - 9am & 5pm-11pm
Saturday 8am -11pm & Sunday 8am-11pm
or Email: property@middletonross.co.uk

Whilst the foregoing particulars are believed to be correct they are issued for the guidance of interested parties only. Measurements in particulars are only approximate and floorplans are indicative only and not to scale. The sellers do not bind themselves to accept any or the highest offer. The sellers reserve the right to accept a suitable offer at any time without setting a closing date. A closing date for offers may be fixed and prospective purchasers are advised to have their interest noted through their solicitor to the selling agents. Any formal offer should be made in writing through a Scottish solicitor.

Carpets, curtains, blinds and kitchen appliances are included in the sale price. The mention of appliances and or services does not imply that they are in full and efficient working order.

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Offers Around £190,000



Caberfeidh

Alness

Offers Around £190,000

Traditional stone built semi-detached house which has recently been completely refurbished to provide spacious and comfortable accommodation.

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Ground Floor

Entrance Hall	3.32m x 1.12m
Inner Hall	2.83m x 0.97m
Lounge	4.19m x 4.08m
Kitchen	3.32m x 2.53m
Utility Room	2.48m x 1.10m
Rear Lobby	0.97m x 0.80m
Bedroom	4.24m x 3.66m
En-suite Shower Room	2.21m x 1.81m
Bathroom	2.08m x 1.99m

First Floor

Landing	3.32m x 1.15m
Bedroom	4.40m x 4.35m
En-Suite Shower Room	2.12m x 1.81m
Bedroom	4.40m x 3.82m
En-Suite Shower Room	2.81m x 1.05m

Outside

Large Out House/Storage
Ample Off Road Parking