



4 Caberfeidh Terrace, Dingwall, Ross-shire, IV15 9TE

- Mid-Terrace House
- Vestibule
- Inner Hall
- Lounge
- Dining Room
- Kitchen
- Rear Porch
- Two Double Bedrooms
- Box Room
- Family Bathroom
- Double Glazing
- Oil Fired Central Heating
- Garden to Front and Back
- Convenient Central Location
- EPC Rating D

Offers Over £120,000



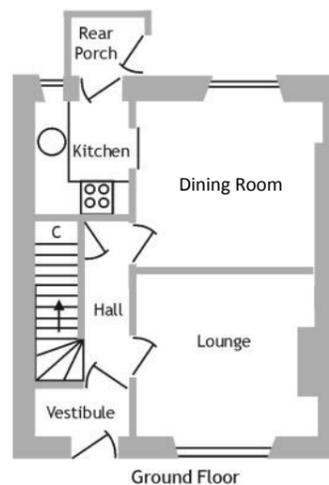
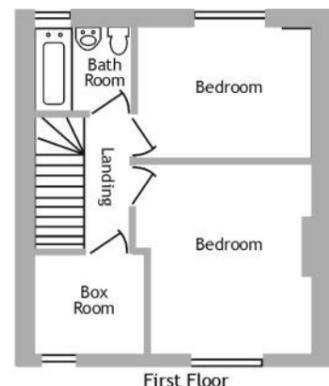
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This mid terrace house forms part of a row of traditional stone built houses which are conveniently situated close to the town centre within easy walking distance of the High Street, leisure centre with swimming pool, schools and bus stops. The town offers a wide variety of facilities including, national supermarkets, a variety of shops, hotels, pubs and banks. There are regular bus and train services to Inverness and Easter Ross, all a short walk from the house.

This row of houses were built at around the turn of the last century and this property has had a later addition of a rear porch which was added some 20 years ago. There is a small garden to the front and a large garden to the back where there are two sheds, one which has power, and a greenhouse. Turning right from the porch along the back of the houses there is a shared access with the neighbouring properties. This house would now benefit from some modernisation & redecoration and on completion would provide a good family home, first time purchase or a buy to let investment

Directions: On entering Dingwall from Maryburgh, turn left at the second set of traffic lights (signposted Ullapool), Caberfeidh Terrace are the first houses on the left hand side of the road just past the entrance to Caberfeidh Avenue. Parking to view would be best in Caberfeidh Avenue rather than on the main road.

Services: Mains water, electricity and drainage
Council Tax— C

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 and 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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4 Caberfeidh Terrace

Dingwall

Offers Over £120,000

Mid terraced house which is within easy commuting distance of Inverness and Alness and is situated in a convenient central location close to all amenities.

Ground Floor

Vestibule	1.93m x 1.09m
Hall	3.50m x 1.00m
Lounge	4.01m x 3.78m
2nd Reception Room	3.78m x 3.01m
Kitchen	2.41m x 1.92m
Rear Porch	1.52m x 1.16m

(Measurements are at widest points)

First Floor

Landing	2.67m x 1.04m
Bedroom	3.73m x 3.00m
Bedroom	3.69m x 3.36m
Box Room	2.35m x 2.07m
Bathroom	2.18m x 1.96m

(Measurements are at widest points)

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