

10 Drynie Terrace, Hilton

Inverness, IV2 4UP

Fixed Price £85,000



- **FIXED PRICE - £5000 BELOW VALUATION!**
- Spacious 2 bed ground floor flat
- Fantastic first time buy or buy to let
- Lounge, kitchen, 2 double bedrooms, bathroom
- Communal drying area, bike store, off street parking
- EPC Band E

Fantastic opportunity to purchase a two bedroom ground floor flat in a quiet cul-de-sac in Old Hilton. This property is perfect for those looking for an affordable first time buy or an ideal buy to let opportunity. There is a generous sized lounge with a large picture window and space for a small dining table and chairs. The kitchen has integrated appliances including an electric hob, oven and extractor. The free standing fridge, freezer and washing machine are also included in the sale. There are two double bedrooms, bedroom one has two fitted cupboards and plenty of space for free standing furniture. The bathroom with electric shower over bath completes the accommodation. There is electric heating and double glazing throughout. There is good storage including hall cupboard, designated bike shed and shared under stair cupboard in the communal hallway. Outside is a communal garden and communal parking. This would be an ideal purchase for those looking for a renovation project, first time buyers or investors.

Rooms

Lounge	(16' 7" x 11' 0") or (5.05m x 3.36m)
Kitchen	(9' 5" x 6' 11") or (2.88m x 2.12m)
Bedroom 1	(11' 7" x 12' 4") or (3.52m x 3.76m)
Bedroom 2	(13' 7" x 13' 8") or (4.14m x 4.16m)
Bathroom	(5' 3" x 9' 4") or (1.61m x 2.84m)

Extras

All fitted floor coverings, fixtures and fittings, including all light fittings. Curtains, curtain poles. Integrated electric hob, oven and extractor. Fridge, freezer and washing machine.

Services

Mains electricity, water and drainage.

Council Tax

Band B

Tenure

Freehold

Entry

Early entry available.

Viewing

To arrange a viewing of this property please contact Iwona on 07517 449083 or 01463 233218.



GROUND FLOOR

